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# MARINA ADVISORY COMMITTEE

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*December 5, 2016*





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**Marina Advisory Committee  
December 5, 2016 at 7:00 P.M.  
City Council Conference Room  
865 SE Barrington Drive, Oak Harbor, WA 98277**

Committee Members

Ken Hulett, Chairman  
J.J. Jones, Vice-Chairman  
Mahmoud Abdel-Monem  
Jeff Malmgren  
Steve Hucke

1. Public Comment
2. Review of the November 7, 2016 meeting notes
3. Traffic at Navy Gate – Discussion
4. Marina Rate Review/Comparison – Discussion
5. Boat Launch and Retrieving Options – Discussion & Recommendation
6. General Update
7. Marina Advisory Committee Comments
8. Next Meeting – January 9, 2017
9. Adjourn

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# **REVIEW OF MEETING NOTES**

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*November 7, 2016*

Roll Call: Mr. Hulett   X   Mr. J. Jones   X   Mr. Abdel-Monem   X   Mr. Malmgren   X   Steve Huckle   X  

Staff: Steve Powers, Chris Sublet

Public: Steppe Williford

1. Public Comment:

Mr. Williford asked if any progress has been made on a solution for the traffic backup on Regatta getting into the marina. Mr. Hulett explained that although this topic was not on the agenda, it would be discussed during the Marina Advisory Committee comments section of the meeting. He asked Mr. Williford to wait until then to finish his comments.

2. Review of the October 3, 2016 Meeting Minutes:

Approved as written.

3. General Update:

Mr. Sublet reviewed the occupancy report for September and a list of projects that marina staff was working on. He also reviewed the plan to make the building 2 showers free and reminded the Committee that the marina will be unstaffed on Sundays and holidays November – February.

4. Marina Rate Review/Comparison – Discussion

Mr. Hulett introduced the agenda item and Mr. Sublet reviewed the packet documents. He explained there are many things to be discussed and determined. He said that there may also be some new revenue categories that may surface from the discussion. In closing Mr. Sublet explained to the Committee that the information presented is meant to be an “introduction” to the topic and that it may take several meetings to resolve.

Discussion

The Committee discussed the marina rates and items that the marina charges for. They also discussed if the marinas used for the comparison are the correct marinas to be used. The Committee determined that the marinas used for the comparison are the correct ones to compare to and that it may best if staff drafts another spreadsheet that shows the averages of the marinas that are being used for the comparison.

Action

No action was taken.

5. MAC Comments:

- Mr. Hulett and Mr. Jones both asked for an progress update from staff regarding the traffic backup on Regatta. They said that they were concerned that once the construction starts on the road leading to the Torpedo gate the traffic backup would get worse.
  - Mr. Powers explained that he will meet with the City Engineer and Public Works Director to discuss what may be done to alleviate the backup.
- Mr. Hulett mentioned that he heard from a person that the commercial crabbers continued to block the ramp. He said that due to the wind, the person had a very difficult time using the ramp since the crabbers were in the way.
  - Mr. Sublet said that next time there was an issue to please let him know. He also reminded the Committee that every commercial crabber that used the ramp paid moorage.
- Mr. Monem said that the commercial crabbers do not adhere to the “no wake” rules of the marina. He said that many of them create a large wake as they come and go. Mr. Malmgren agreed with him.
  - Mr. Sublet asked for them to call the office when that happens so that he could go talk to the crabber.
- Mr. Jones asked if there has been any progress in finding a solution to launching boats for WIRW.
  - Mr. Sublet explained that staff has come up with a few different ideas, but that all of them require the boat to be transferred from the road trailer to a launching trailer. He said that getting the boats out of the water would also be a real challenge. Mr. Sublet continued to explain that he is running out of ideas and would welcome any ideas or suggestions that they Committee may offer.

6. Next regular meeting— December 5, 2016

7. Adjourn

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# TRAFFIC AT NAVY GATE

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## *Discussion*

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# **MARINA RATE REVIEW/ COMPARISON**

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*Memo*

# Memo

To: Marina Advisory Committee  
From: Chris Sublet, Harbormaster  
CC: Steve Powers, Director Development Services  
Date: 12/5/2016  
Re: Marina Rate Review/Comparison - Discussion

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The Marina Advisory Committee members have questioned if the marina rates and fees are too low and if they are competitive with other marinas in the surrounding area. Since it has been 5 years (approved 5% rate increases for 2012 and 2013 were canceled and the dredge fee was reduced by \$0.12 per foot), since the last marina rate increase, the Committee has asked to review all rates and fees.

At the November 7, 2016 Marina Advisory Committee meeting staff presented the current Oak Harbor Marina rates and the current rates for marinas in the surrounding areas. The Marina Advisory Committee compared these rates and fees and asked staff to present proposed increases at the December 5, 2016 Marina Advisory Committee meeting.

Staff has surveyed only the marinas in the surrounding area which are considered to be the main competition for the Oak Harbor Marina. Other marinas that are farther away were not included in the rate survey. Staff also chose to include Des Moines marina in the survey since they are the only other city owned marina in the state.

The marinas that were surveyed are:

- Anacortes Marina
- Cap Sante Marina (Port of Anacortes)
- Everett Marina (Port of Everett)
- La Conner Marina (Port of Skagit)
- Port of South Whidbey
- Des Moines Marina

Staff has drafted a "Comparison" spreadsheet (Attachment A), that compares the Oak Harbor Marina rates and fees to similar slip sizes and services from other marinas. The Comparison spreadsheet also displays incremental increases by percentages and increases based upon the current "market value" (as compared to the marinas in the survey) for the Marina Advisory Committee to review.

It should be noted that since every marina is different it is difficult to make an exact comparison. The actual published rates sheets (Attachment B), for each marina may also be helpful in comparing other marina rates to the Oak Harbor Marina rates. Staff has also included the latest Fine Edge fuel survey (Attachment C), for review as an increase for the fuel pricing formula is considered.

As the Marina Advisory Committee discusses the marina rates and fees and any potential increases, it may be prudent to also consider the location and businesses nearby the other marinas that may help to attract and keep marina tenants.

Staff seeks the Marina Advisory Committee's thoughts on this issue.

If you have any questions, please do not hesitate to contact Chris Sublet at (360) 279-4575.

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# **MARINA RATE REVIEW/ COMPARISON**

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*Attachment A*

# MOORAGE RATES COMPARISON 2016

Monthly Rates - including all taxes and fees

	24 foot		28 foot		32 foot		36 foot		40 foot	50 foot		60 foot
	Open	Cov	Open	Cov	Open	Cov	Open	Cov	Open	Open	Cov	Open
Cap Sante	N/A	0.00	215.76	N/A	302.63	N/A	353.05	N/A	490.37	542.91	N/A	9.28
Everett	215.18		244.56	311.20	292.07	395.70	349.89	509.12	451.15	639.60	789.26	847.74
La Conner	N/A		219.02	287.06			270.14	453.39	332.65	479.57	818.65	661.47
South Whidbey	264.00		308.00		352.00		396.00		440	550		
Des Moines	246.27	312.15	295.47	378.51	289.23	374.45	344.88	479.75	409.38	578.31	828.81	765.06
Anacortes						270	410.00		400	595	905	790
Best Average	241.82	312.15	256.56	325.59	308.98	346.72	353.99	480.75	420.59	564.23	835.43	614.71
OH existing	166.05	216.50	206.78	266.00	240.15	319.77	276.30	396.75	312.33	415.67	609.09	498.58
Difference	-75.77	-95.65	-49.782	-59.59	-68.83	-26.95	-77.69	-84.003	-108.26	-148.56	-226.34	-116.13
% of Average	68.7%	69.4%	80.6%	81.7%	77.7%	92.2%	78.1%	82.5%	74.3%	73.7%	72.9%	81.1%

Best Average	241.82	312.15	256.56	325.59	308.98	346.72	353.99	480.75	420.59	564.23	835.43	614.71
OH + 2%	169.37	220.83	210.92	271.32	244.95	326.17	281.83	404.69	318.58	423.98	621.27	508.55
Difference	72.45	-91.32	-45.65	-54.27	-64.03	-20.55	-72.17	-76.07	-102.02	-140.25	-214.16	-106.16
% of Average	70.0	70.7	82.2	83.3	79.3	94.1	79.6	84.2	75.7	75.1	74.4	82.7

Best Average	241.82	312.15	256.56	325.59	308.98	346.72	353.99	480.75	420.59	564.23	835.43	614.71
OH + 3%	171.03	223.00	212.98	273.98	247.35	329.36	284.59	408.65	321.70	428.14	627.36	513.54
Difference	-70.79	-89.16	-43.58	-51.61	-61.63	-17.35	-69.40	-72.10	-98.89	-136.09	-208.07	-101.17
% of Average	70.7	71.4	83.0	84.1	80.1	95.0	80.4	85.0	76.5	75.9	75.1	83.5

Best Average	241.82	312.15	256.56	325.59	308.98	346.72	353.99	480.75	420.59	564.23	835.43	614.71
OH + 4%	172.69	225.16	215.05	276.64	249.76	332.56	287.35	412.62	324.82	432.30	633.45	518.52
Difference	-69.12	-86.99	-41.51	-48.95	-59.23	-14.16	-66.64	-68.13	-95.77	-131.93	-201.98	-96.19
% of Average	71.4	72.1	83.8	85.0	80.8	95.9	81.2	85.8	77.2	76.6	75.8	84.4

Best Average	241.82	312.15	256.56	325.59	308.98	346.72	353.99	480.75	420.59	564.23	835.43	614.71
OH + 5%	174.35	227.33	217.12	279.30	252.16	335.76	290.12	416.59	327.95	436.45	639.54	523.51
Difference	-67.46	-84.83	-39.44	-46.29	-56.83	-10.96	-63.88	-64.16	-92.64	-127.78	-195.89	-91.20
% of Average	72.1	72.8	84.6	85.8	81.6	96.8	82.0	86.7	78.0	77.4	76.6	85.2

# MOORAGE RATES COMPARISON 2016

Yearly Rates - including all taxes and fees

	24 foot		28 foot		32 foot		36 foot		40 foot	50 foot		60 foot
	Open	Cov	Open	Cov	Open	Cov	Open	Cov	Open	Open	Cov	Open
Cap Sante	N/A	0.00	215.76	N/A	302.63	N/A	353.05	N/A	490.37	542.91	N/A	9.28
Everett	215.18		244.56	311.20	292.07	395.70	349.89	509.12	451.15	639.60	789.26	847.74
La Conner	N/A		219.02	287.06			270.14	453.39	332.65	479.57	818.65	661.47
South Whidbey	264.00		308.00		352.00		396.00		440	550		
Des Moines	246.27	312.15	295.47	378.51	289.23	374.45	344.88	479.75	409.38	578.31	828.81	765.06
Anacortes						270	410.00		400	595	905	790
Best Average	241.82	312.15	256.56	325.59	308.98	346.72	353.99	480.75	420.59	564.23	835.43	614.71
OH existing	0.00	0.00	192.35	246.64	223.33	296.31	256.86	367.27	290.26	385.96	563.28	462.93
Difference	-241.82	-312.15	-64.21	-78.95	-85.65	-50.41	-97.13	-113.483	-130.33	-178.27	-272.15	-151.78
% of Average	0.0%	0.0%	75.0%	75.8%	72.3%	85.5%	72.6%	76.4%	69.0%	68.4%	67.4%	75.3%

Best Average	241.82	312.15	256.56	325.59	308.98	346.72	353.99	480.75	420.59	564.23	835.43	614.71
OH + 2%	0.00	0.00	196.20	251.57	227.80	302.24	262.00	374.62	296.07	393.68	574.55	472.19
Difference	-241.82	-312.15	-60.37	-74.02	-81.19	-44.48	-92.00	-106.14	-124.53	-170.55	-260.88	-142.52
% of Average	0.0	0.0	76.5	77.3	73.7	87.2	74.0	77.9	70.4	69.8	68.8	76.8

Best Average	241.82	312.15	256.56	325.59	308.98	346.72	353.99	480.75	420.59	564.23	835.43	614.71
OH + 3%	0.00	0.00	198.12	254.04	230.03	305.20	264.57	378.29	298.97	397.54	580.18	476.82
Difference	-241.82	-312.15	-58.44	-71.55	-78.95	-41.52	-89.43	-102.47	-121.62	-166.69	-255.25	-137.89
% of Average	0.0	0.0	77.2	78.0	74.4	88.0	74.7	78.7	71.1	70.5	69.4	77.6

Best Average	241.82	312.15	256.56	325.59	308.98	346.72	353.99	480.75	420.59	564.23	835.43	614.71
OH + 4%	0.00	0.00	200.04	256.51	232.26	308.16	267.13	381.96	301.87	401.40	585.81	481.45
Difference	-241.82	-312.15	-56.52	-69.08	-76.72	-38.55	-86.86	-98.79	-118.72	-162.83	-249.62	-133.26
% of Average	0.0	0.0	78.0	78.8	75.2	88.9	75.5	79.5	71.8	71.1	70.1	78.3

Best Average	241.82	312.15	256.56	325.59	308.98	346.72	353.99	480.75	420.59	564.23	835.43	614.71
OH + 5%	0.00	0.00	201.97	258.97	234.50	311.13	269.70	385.63	304.77	405.26	591.44	486.08
Difference	-241.82	-312.15	-54.59	-66.62	-74.49	-35.59	-84.29	-95.12	-115.82	-158.97	-243.99	-128.63
% of Average	0.0	0.0	78.7	79.5	75.9	89.7	76.2	80.2	72.5	71.8	70.8	79.1

**Marina Rate and Fee Comparision**

	Guest Moorage Price Per Foot - Boating Season	Guest Moorage Price Per Foot - Off Season	Seasonal Guest Moorage Rate - OHMC 6.36.023.2 - Between 6/1 and 9/1 of each year, the extended guest moorage rate will be per the master fee schedule	Diesel	Gasoline	Storage Sheds	Dry Storage 10' X 40'	Live aboard	Electricity - Marina Tenant Metered	Electricity - Marina Tenant Unmetered	Electricity - Marina Live Aboard Unmetered	Electricity - Non - Marina Tenant	Environmental Compliance (for recycling, oil absorbants, & etc.)	Per slip reservation deposit credited to guest moorage fee.	Dinghy Storage	Gate Cards	Hourly Labor Rate	Late Fee/Charge
Best Average	\$1.10	\$0.88	N/A	N/A	N/A	.76 sq ft	\$70.71	\$79.50	.103 Per KWH	N/A	N/A	N/A	\$9.11	\$15.00	\$26.95	\$8.33	\$58.00	8%/\$112.50
OH Existing	\$0.89	\$0.69	1.5 times the normal monthly rate.	Invoice Cost + .40 X 1.87= Retail Price	Invoice Cost + .40 + .03 = Retail Price	10' x 10' x 25' 106.64 = .43 sq ft	\$50.72	\$60.00	10.75 + .116 Per KWH	10.75-24.26	44.10-58.43	\$3.00	\$1.10	\$5.00		\$5.44	\$46.30	2% / \$40
Difference	\$0.21					.33 sq ft.	\$19.99	\$19.50	\$0.01				\$8.01	\$10.00		\$2.89	\$11.70	6%/\$72.50
% of Average	81%	78.41%				43%	72%	75%	113%				12%	33%		65%	80%	4%/36%
Proposed New Rate	\$1.00	\$0.80	2.0 times the normal montly rate Year round for stays between 7 -14 days.	Invoice Cost + .55 X 1.87= Retail Price	Invoice Cost + .55 + .03 = Retail Price	\$125 or .50 per square foot	\$52.24	\$61.80	\$11.07 + .119 Per KWH = 3%	\$24.98	\$45.42 - \$60.18	\$4.00	\$5.00	\$10.00	\$26.95	\$8.00	\$75.00	3% / \$45.00 after 60 days
% Increase	11%	14%	33%	17%	17%	15%	3%	3%	3%	3%	3%	25%	454%	50%		32%	116%	
Difference between average and proposed	\$0.10	\$0.08					\$18.47	\$17.70					\$4.11	\$5.00	\$0.00	\$0.33	\$17.00	
% of Average	91%	91%					74%	78%					55%	66%	100%	96%	123%	
Anacortes Marina (private)	n/a	n/a	n/a	n/a	n/a	10x10 \$75	n/a	no fee	.11 per kw	n/a	n/a	n/a	n/a	n/a	n/a	\$10.00	\$25.00	3%/\$50/\$100
Cap Sante Marina	50' under \$1.30 51' over \$1.60	\$0.82	n/a	n/a	n/a	n/a	0.26 sq-ft per month = \$104.00 10'X40'	15% of moorage = based on a 40' boat = \$72.56	.11 KWH over 101 KWH/month	\$11.00	n/a	\$4.00	\$12.00	\$5.00	\$32.00	\$5/\$40	\$75.00	18% / \$150
Everett Marina	\$1.00	\$0.75	n/a	n/a	n/a	n/a	\$33.85	\$125.00	n/a	\$6.00	\$6.00	n/a	\$12.00	n/a	\$33.85	first free - 2nd \$15	\$90.00	\$150.00
La Conner Marina	\$1.00	\$0.80	n/a	n/a	n/a	n/a	\$60.00	n/a	.09 KW \$7.00	n/a	n/a	n/a	1% = Based on a 40' boat = \$3.33	n/a	n/a	two free then \$10	\$50.00	3%
Port of South Whidbey	\$1.15	\$1.15	n/a	n/a	n/a	10x10 \$75 12x22 \$165		\$45.00	included in moorage	n/a	n/a	included in moorage	n/a	\$10.00	n/a	n/a	n/a	n/a
Des Moines	0-30' \$20 31-50' .75ft 51' + 1.00 ft	0-30' \$20 31-50' .75ft 51' + 1.00 ft	n/a	n/a	n/a	25'X9X9' \$200 + tax	\$65 16-24' \$105 25-30'	20% more than moorage = 40' boat = \$75.44	.08 per KW	\$3.5 over 30kw .08 per kw	n/a	n/a	n/a	first night non-refundable = based on a 40' boat = \$30.00	\$15.00	\$10 each for first two, \$15-30	\$50.00	3%

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# **MARINA RATE REVIEW/ COMPARISON**

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*Attachment B*

## Anacortes Marina

Berth Size	Berth Details	Rate Per Month / Annual Lease
32'	Open-Double	\$270
32'	Covered	\$410
38'	Open-Double	\$375
38'	Open-Single	\$390
38'	Covered	\$580
40'	Open-Double	\$400
40'	Open-Single	\$430
40'	Covered	\$645
44'	Open-Double	\$450
44'	Open-Single	\$500
44'	Covered	\$775
50'	Open-Double	\$530
50'	Open-Single	\$595
50'	Covered	\$905
60'	Open-Single	\$790
60'	Covered	\$1,180

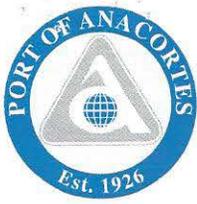
32', 38', 40', 44', 50' END TIES SLIGHTLY MORE – PLEASE CALL

Moorage rates effective – January 1, 2016  
Subject to revision: Last Rev. 12/15

# 2016 Moorage Rates

## Cap Sante Marina

Monthly			July 1st	Annual			Daily Rates			Electric	
LENGTH		TOTAL		LENGTH		TOTAL	Oct 1 - May 31	June 1 - Sept 30		Daily	
							Winter	Summer	Summer	30 amp	\$4
							0.82 ft	Under 50'	50' +	50 amp	\$8
								\$1.30ft	1.60 ft	100 amp	\$16
										Monthly	
										\$11	100 kwh
26	26x11	\$205.48		26	26x11	\$195.20					
28	28x11	\$221.29		28	28x11	\$210.22					
30	30x12.5	\$269.43		30	30x12.5	\$255.96					
32	32x13.5	\$310.38		32	32x13.5	\$294.87					
36	36x14	\$362.10		36	36x14	\$344.00					
40	40x14.5	\$416.72		40	40x14.5	\$395.88					
40	40x17.5	\$502.94	F-Dock	40	40x17.5	\$477.79					
46	46x18.5	\$611.41		46	46x18.5	\$580.85					
50	50x15.5	\$556.82		50	50x15.5	\$528.99					
57	57x21.5	\$880.50		57	57x21.5	\$836.48					
66	66x25	\$1,185.50		66	66x25	\$1,126.22					



## PORT OF ANACORTES

### CAP SANTE MARINA

## SCHEDULE OF RATES AND CHARGES

(effective June 1, 2016)

### MOORAGE RATES

#### REGULAR MONTHLY MOORAGE By moorage agreement (written contract)

Commercial Fishing, overall length of vessel or float, whichever is greater.

**Commercial Fishing** \$6.673/ft/month

Recreational and Commercial Business moorage, square feet of vessel or slip, whichever is greater.

**Recreational and Commercial Business Moorage** \$0.6367/sq-ft/month

**Dinghy Storage** \$32.00/month

**NOTE: Washington State Leasehold Tax is in addition to named rates.**

### ANNUAL MOORAGE

Rate determined at 95% of appropriate regular moorage rate (5% discount) **plus leasehold tax**, requires 12 month commitment, by written moorage agreement. Available only to Recreational Moorage customers.

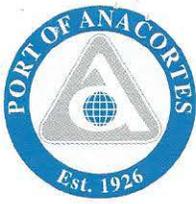
### TRANSIENT MOORAGE

Daily Rate (based on overall boat length)

**Summer (June 1st to Sept 30th)**  
50' & Under: \$1.30/ft.  
51' & Over: \$1.60/ft.

**Winter (Oct 1<sup>st</sup> to May 31<sup>st</sup>)** \$0.82/ft.

**NOTE: Transient stays over 30 consecutive days are subject to Washington State Leasehold Tax in addition to named rates.**



**MOORAGE RATES** - *continued*

**LIVE ABOARD MOORAGE**

Rate determined at 115% of the appropriate regular moorage rate (regular moorage rate plus 15% live aboard surcharge) **plus leasehold tax**. In addition, live aboard customers are required to get weekly pump out service, charged monthly at \$70.00. Live aboard moorage requires approved background screening, written agreement and 6 month commitment.

**RENDEZVOUS MOORAGE**

Applicable transient moorage rates apply. Advance reservation fees waived. Priority given for Activity Float Rental; up to 4 days of rental for \$100/activity float, regular daily rates apply thereafter.

**PORT HOSTED EVENT MOORAGE**

Transient moorage provided at no cost to participating boats, as authorized by Harbormaster.

**ELECTRICAL SERVICE**

Permanent Moorage Customers		\$11.00/month minimum fee
<i>*only available with contract moorage</i>		\$0.11/ KWH over 101 KWH/month
Transient Moorage Customers	30 amp	\$4.00/day
	50 amp	\$8.00/day

**DOCK BOXES**

Monthly rate*	\$12.00/month
<i>*Only available with contract moorage. Dock boxes are limited and subject to availability.</i>	
Initial Setup Fee	\$15.00

**NOTE: Washington State Leasehold Tax is in addition to named rates.**



**LAUNCH FEES**

	<u>One-Way</u>	<u>Round-Trip</u>	<u>Annual Fee*</u>
Under 20'	\$25.00	\$35.00	\$350.00
21' – 23'	\$29.50	\$44.00	\$440.00
24' – 25'	\$36.00	\$54.00	\$540.00
26' – 29'	\$55.00	\$100.00	\$1,000.00
30' and Longer	\$70.00	\$120.00	\$1,200.00
Haul and Hang (Rate per 30 minutes of usage)			\$60.00

**\*Annual Fee Valid per calendar year (Jan 1 - Dec 31)**

**NOTE: Washington State Sales Tax is added to all fees named above.**

**HOIST CHARGES**

Issued key cards activate hoists for 30 minutes per "swipe" (use).

**T-Dock Cranes**

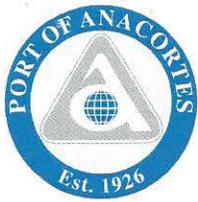
Key rental – daily	\$5.00/use
Key rental – monthly	1-20 uses: \$5.00/use 21+ uses: \$2.00/use

**P-Q Hoist**

Key rental – daily	\$5.00/use
Key rental – monthly	\$5.00/use: Non-ASBC Members \$3.00/use: ASBC Members

Lost Key Fee \$10.00

**NOTE: Washington State Sales Tax is added to all fees named above.**



## **PARKING & RV FEES**

### **BOAT TRAILER PARKING**

Daily rate \$5.00/day (includes sales tax)  
*Available in designated areas only*

### **RECREATIONAL VEHICLE PARKING**

Nightly rate \$20.00/night (includes sales tax)  
*Limit: 12 consecutive nights*

## **STORAGE & WEB LOCKERS**

### **OUTSIDE (GEAR) STORAGE**

Monthly rate\* \$0.26/sq-ft/month  
*\*Minimum charge of \$26.00/month*

**NOTE: Washington State Leasehold Tax is in addition to named rates.**

### **WEB LOCKER CHARGES**

By web locker agreement (written contract)

#### **Small Locker 16' x 17'**

Active Commercial Fisherman >6 months moorage	\$70/month
Active Commercial Fisherman <6 months moorage	\$100/month
Active Commercial-Industrial Marine Tenant	\$115/month

#### **Large Locker 16' x 35'**

Active Commercial Fisherman >6 months moorage	\$140/month
Active Commercial Fisherman <6 months moorage	\$200/month
Active Commercial-Industrial Marine Tenant	\$230/month

**NOTE: Washington State Leasehold Tax is in addition to named rates.**

## **ACTIVITY FLOAT RENTALS**

Daily Rate \$100.00

*Activity floats are intended for rendezvous' and therefore, they will be given priority. If available, activity floats can be reserved up to 2 weeks in advance and are first come, first served at that point. Fees are waived during "off-season" months when canvas sides have been removed for weather.*



## **SERVICES**

### **BILGE PUMP CHARGES**

Portable electric pump (tenant operate)	\$25.00/hr
Portable gas pump (Port operate)	\$75.00/hr

### **FORKLIFT & OPERATOR**

Hourly (\$43.75 minimum charge) <i>For use on Port Property only</i>	\$175.00/hr
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### **NET REEL CHARGE**

Daily	\$35.00/day
Weekly	\$140.00/wk

### **PORT LABOR RATE**

Hourly (\$22.50 minimum charge)	\$75.00/hr
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### **PORT SKIFF**

Hourly (Port operate, \$60.00 minimum charge)	\$120.00/hr
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### **RECYCLE FEE**

Price per gallon <i>Antifreeze/mixed fuel only</i>	\$2.60/gal
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## **ADMINISTRATIVE FEES**

### **ADVANCE RESERVATION FEE**

\$5.00/reservation

### **DELINQUENT ACCOUNT PROCESSING FEE** (chain/stickering fee)

\$150.00

## **DOCUMENT FEES**

Faxes

\$1.00/page

Photocopies

\$0.15/page

### **FINANCE CHARGES** (late fees)

18% per annum

### **IMPOUND FEE**

\$60.00

### **NON-REGISTRATION FEE**

\$50.00

### **RETURNED CHECK (NSF) FEE**

\$50.00

### **SCREENING FEE** (background check)

\$50.00/applicant ↩

## **WAIT LIST REGISTRATION FEES**

Regular Moorage

Per listing, per calendar year (Jan. 1 - Dec. 31) (Non-refundable)

\$40.00

Request to Move

Per listing, per calendar year (Jan. 1 - Dec. 31) (Non-refundable)

\$40.00



SCHEDULE OF RATES  
AND CHARGES

**MISCELLANEOUS**

**FUEL FLOWAGE FEE**

Paid by fuel distributor \$0.06/gallon

**T-DOCK UNAUTHORIZED USE CHARGE**

*(Per occurrence in 24 hrs. In addition to applicable moorage fees.)*

\$50.00

**WHARFAGE CHARGES**

Cargo loading and unloading over T-Dock \$20.00/ton

## SCHEDULE OF RATES & FEES EFFECTIVE 7-1-2016



MOORAGE TYPE	MOORAGE LENGTH	MOORAGE FEES	MONTHLY TOTAL*	
PERMANENT OPEN MOORAGE	20'	\$5.50 per ft/mo	\$142.12	
	24'	\$6.51 per ft/mo	\$194.30	
	26'	\$6.51 per ft/mo	\$208.99	
	28'	\$6.51 per ft/mo	\$223.68	
	32'	\$7.59 per ft/mo	\$292.07	
	36'	\$8.17 per ft/mo	\$349.89	
	40'	\$8.72 per ft/mo	\$411.59	
	45'	\$9.70 per ft/mo	\$510.55	
TEMPORARY OPEN MOORAGE; SUMMER SEASONAL RATE - \$37.00 PER MONTH SURCHARGE + L/H TAX (JUNE - OCT.)	20'	\$5.50 per ft/mo	\$183.87	
	24'	\$6.51 per ft/mo	\$236.05	
	26'	\$6.51 per ft/mo	\$250.74	
	28'	\$6.51 per ft/mo	\$265.43	
	28'	\$9.28 per ft/mo	\$311.20	
	30'	\$9.28 per ft/mo	\$332.15	
	32'	\$10.46 per ft/mo	\$395.70	
	36'	\$12.09 per ft/mo	\$509.12	
COVERED MOORAGE	40'	\$12.88 per ft/mo	\$599.35	
	50'	\$13.67 per ft/mo	\$789.26	
	40'	\$10.03 per ft/mo	\$490.71	
	45'	\$10.53 per ft/mo	\$572.69	
	45' SINGLE	\$11.57 per ft/mo	\$625.50	
	50'	\$10.99 per ft/mo	\$658.06	
	50' SINGLE	\$12.08 per ft/mo	\$719.55	
	55'	\$11.47 per ft/mo	\$749.85	
NORTH OPEN MOORAGE	60'	\$11.96 per ft/mo	\$847.74	
	65'	\$11.95 per ft/mo	\$914.48	
	65' SINGLE	\$13.12 per ft/mo	\$1000.30	
	70' SINGLE	\$13.12 per ft/mo	\$1,074.32	
	93' - 143' End Ties	\$13.07 per ft/mo	Varies	
	PORT-OWNED BOATHOUSE	20' x 40'	\$12.88 per ft/mo	\$599.35
	PRIVATELY OWNED BOATHOUSE	Various	\$0.60 per ft/mo	Varies
	MULTI-HULL VESSEL	Various	\$0.60 per ft/mo	Varies **
DRY KAYAK/DINGHY STORAGE	10' or under (for dinghy)	\$30.00/mo	\$33.85	
WET DINGHY STORAGE	15' or under	\$55.00/mo	\$80.06	
COMMERCIAL FISHING VESSEL	Gillnet/Selner	\$6.85 per ft/mo	Varies	
BROKERAGE/TOUR	-	\$7.54 per ft/mo	Varies	

### GUEST MOORAGE - Recreational/Commercial

Note: Rates are charged on length of berth or vessel, whichever is longer

Summer Rates (May 1 - Oct. 31) \$1.00/ft/night

Winter Rates (Nov. 1 - April 30) \$0.75/ft/night \*\*\*

\* Monthly totals include all fees and taxes, except electrical usage metered at current residential rate

\*\* Multi-hull rate excludes end ties or narrow vessels accommodated in a standard single/double berth

\*\*\* 12.84% leasehold tax applicable to visits extending over 29 consecutive days

Environmental Fee: \$12.00/mo | Utilities: \$6.00/month common utility fee | Washington State Leasehold Tax: 12.84% of monthly moorage fee  
 Liveaboard Fee: \$125.00/mo | Parking: Two (2) permits may be issued per moorage without charge; one additional permit may be issued at \$25/ea.  
 North Service Fee: \$20, includes dockside pump out system use, basic expanded cable, refuse disposal and dock boxes | Gate Access: Electronic gate key; first key free, additional keys \$15 each (non-refundable; tenants only) | Visitor Gate Access Card: \$7.00; non-refundable | Insurance Non-compliance Fee: \$125.00/month | Preference Fee: \$20.00 after one (1) courtesy move | Administrative Service Fee: \$25.00



CONNECT WITH US!

ADDRESS: 1205 Craftsman Way, Everett, WA 98201 | HOURS: 9 a.m. - 4 p.m. daily  
 PHONE: 425.259.6001; 800.729.7678 | WWW.PORTOFEVERETT.COM/MARINA

REVISED: 5-3-2016

# STORAGE RATES & FEES

## MISCELLANEOUS UPLAND STORAGE

### BOAT STORAGE YARDS (MINIMUM ONE MONTH REQUIRED)

- Two boat storage yards for vessels of various sizes requiring boat stands/blocks
- Designated trailered storage yard for boat trailers/trailer vessels with self-access
- Existing moorage customers eligible for 50% reduced rate for trailer storage only
- Trailered boat storage customers are eligible for a free monthly boat launch pass
- Pre-pay six months in advance and receive a free annual boat launch pass

**YEAR-ROUND ACCESS:** Daylight Hours (Dawn - Dusk Daily) \*Unlimited Access to Trailered Storage Yards

OVERALL LENGTH	MONTHLY PRICE	TOTAL (Fees Included)	*TOTAL (Trailered Yard)
20' & Under	\$92.04	\$110.04	\$121.86
21' - 25'	\$126.00	\$144.00	\$160.18
26' - 30'	\$137.60	\$155.60	\$173.27
31' - 35'	\$156.20	\$174.20	\$194.26
36' - 40'	\$174.80	\$192.80	
41' - 45'	\$215.48	\$233.48	
46' - 50'	\$275.92	\$293.92	
51' - 59'	\$334.04	\$352.04	
60' & Over	\$384.00	\$402.00	

### FEES:

**\*Trailered Storage subject to 12.84% Lease Hold Tax**

Environmental Fee: \$12.00/month

Base Electric Fee: \$6.00/month

Electricity Usage: Metered (not available in all yards; call to inquire)

Unauthorized Work Penalty: \$200 (per incident)

Boats are subject to relocation with 30-day notification by the Port of Everett. Travelift services subject to publicly posted "Travelift Operations Schedule of Rates & Fees." Proof of insurance (\$300,000 minimum liability) is required to be maintained on file.

### STORAGE UNITS (MINIMUM ONE MONTH REQUIRED)

- 40 Units located within our state-of-the-art Craftsman District boatyard
- Two sizes available: Large 9.5' X 4.5' (\$90/month) & Small 5' X 4.5' (\$50/month) plus tax

### BUSINESS & DAYTIME ACCESS HOURS:

Subject to Work Yard Hours (dawn – dusk daily)



**Port of EVERETT  
MARINA**

PAGE 1 OF 2 (SEE REVERSE)



CONNECT WITH US!

ADDRESS: 1205 Craftsman Way, Everett, WA 98201 | HOURS: 9 a.m. - 4 p.m. daily

PHONE: 425.388.0678 | [Travelift@portofeverett.com](mailto:Travelift@portofeverett.com)

# TRAVELIFT OPERATIONS RATES & FEES

## TRAVELIFT

<b>Roundtrip</b>	Up to 30'	\$185.00 (LOD)
	31' - 39'	\$6.75 per foot
	40' - 49'	\$7.00 per foot
	50' - 59'	\$7.50 per foot
	60' & Over	\$8.25 per foot
<b>One Way or Hang/Survey</b>	Up to 24'	\$95.00 (LOD)
	Over 24'	\$4.25 per foot
<b>Hang O/N</b>	Up to 34'	\$195.00 (LOD)
	Over 34'	\$6.00 per foot

- \$36.00 Move Straps in Slings
- \$42.00 Each way for third sling
- \$80.00 No Show/Cancellation Fee (24 hour notice Required)

## WASH DOWN FACILITY

**ALL PRESSURE WASH SERVICES PERFORMED BY PORT OF EVERETT** - \$3.00/foot (LOD);  
\$10.50 each additional five (5) minutes over 1/2 hour

SELF HAND WASH OR WET SAND (**No Pressure Washers**) - \$1.55/foot (LOD) Facility Use Fee  
(limited to 30 minutes)

## ENVIRONMENTAL FEE

\$35.00 (includes storm water monitoring/treatment)  
\$9.00 (trailered vessels only)

## WORK YARD RATE

<b>Summer Daily</b> (April - Oct.)	Open Yard	\$1.50/foot/day (LOA)
	Covered	\$2.00/foot/day (LOA) <i>Subject to availability</i>
<b>Winter Daily</b> (Nov. - Mar.)	Open Yard	\$1.00/foot/day (LOA)
	Covered	\$1.50/foot/day (LOA) <i>Subject to availability</i>
<b>*Winter Monthly</b> (Nov. - Mar.)	<b>*Monthly Agreement Required Prior to Haulout</b>	
	Open Yard	\$10.50/foot/calendar month (1 <sup>st</sup> —31 <sup>st</sup> )
	Covered	\$15.50/foot/calendar month (1 <sup>st</sup> —31 <sup>st</sup> )

## LABOR & EQUIPMENT

Boomtruck	\$200.00/hour	(1/2 Hour Min)
Forklift/Workboat	\$165.00/hour	(1/2 Hour Min)
Transport Trailer	\$250.00/hour	(1/2 Hour Min)
Stand Move	\$90.00/hour	(1/2 Hour Min)
Pumpout	\$105.00/hour	(1/2 Hour Min)
Standard Labor Rate	\$90.00/hr/person	(1/2 Hour Min)
Overtime Rate (OT)	\$100.00/hr/person	(1/2 Hour Min)
Call-in Rate	\$400.00/hr/person	(4 Hour O/T Min)

*Owner or representative must be present for all non-emergency Port of Everett Services.*

*\*12.84% Washington State Leasehold Tax assess for thirty (30) or more consecutive days.*

*9.2% Washington State Sales Tax applicable to all service fees utilizing Port equipment.*

## OPEN MAST WORKYARD

\$5.00/day (\*30 days max)



**Port of EVERETT  
MARINA**



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PHONE: 425.388.0678 | [Travelift@portofeverett.com](mailto:Travelift@portofeverett.com)

**PORT OF SKAGIT - LA CONNER MARINA  
SCHEDULE OF CHARGES  
EFFECTIVE JANUARY 1, 2015  
AMENDED APRIL 1, 2015**

Rates are based on slip length or vessel's overall length, whichever is greater. Vessel measurement is the total overall length, including bow pulpit or sprit, swim step, dinghy davits, and tipped-up outboards. Rates are subject to Washington State Leasehold Tax (LET) of 12.84%.

**IN WATER MOORAGE**

**COVERED**

Length	Price/Ft	Base	LET	Total
26	\$8.17	\$212.42	\$27.27	\$239.69
30	\$8.17	\$245.10	\$31.47	\$276.57
35	\$11.06	\$387.10	\$49.70	\$436.80
40	\$12.29	\$491.60	\$63.12	\$554.72
45	\$12.41	\$558.45	\$71.70	\$630.15
50	\$13.98	\$699.00	\$89.75	\$788.75
Overhang rate is charged at open rate listed below.				

**OPEN**

30	\$6.23	\$186.90	\$24.00	\$210.90
35	\$6.59	\$230.65	\$29.62	\$260.27
40	\$7.10	\$284.00	\$36.47	\$320.47
45	\$7.57	\$340.65	\$43.74	\$384.39
50	\$8.19	\$409.50	\$52.58	\$462.08
60	\$9.41	\$564.60	\$72.49	\$637.09

*All rates are subject to rounding from billing software.*

For customers choosing to pay moorage or dry storage for the entire year in advance, we offer a 5% discount. If terminated within the year, discount is forfeited and pro-rated at monthly rate.

**PORT OF SKAGIT - LA CONNER MARINA  
SCHEDULE OF CHARGES  
EFFECTIVE JANUARY 1, 2015  
AMENDED APRIL 1, 2015**

**DRY STORAGE  
Annual Contract (12 months)**

<b>Length</b>	<b>Base</b>	<b>LET</b>	<b>Total</b>
24 ' and under	\$113.30	\$14.55	\$127.85
25' - 30'	\$133.90	\$17.19	\$151.09
31' - 37'	\$154.50	\$19.84	\$174.34

**DRY STORAGE  
Month to Month (Effective May 1, 2015)**

<b>Length</b>	<b>Base</b>	<b>LET</b>	<b>Total</b>
24 ' and under	\$126.50	\$16.24	\$142.74
25' - 30'	\$149.50	\$19.20	\$168.70
31' - 37'	\$172.50	\$22.15	\$194.65

*All rates are subject to rounding from billing software.*

All launching of any vessel is at the sole discretion of the Port dry boat operator(s). Vessels must be under 10,500 lbs and will not be lifted by the forklift directly from trailer. Vessels lifted by monorail to/from trailer, the maximum lift is 8,000 lbs. All vessels must be able to fit into provided cradle.

Prices include 6 round trip launches per month and 1 hour on the wash rack after each launch. Duration of time on the wash rack is subject to availability and discretion of dry boat operators. See schedule of charges for launch fees in excess of the allotted 6 per month.



1804 Scott Road, Ste 101 • P.O. Box 872  
 Freeland, WA 98249  
 Phone: 360-331-5494 Fax: 360-331-5414  
 www.portofsouthwhidbey.com

**South Whidbey Harbor**  
**FEE SCHEDULE**

**Seasonal & Month-to-Month Moorage Rates Effective October 1, 2013**  
**All Other Rates Effective January 1, 2014**

Rates are based on **Length Over-All (LOA)**: The total length of a vessel as measured by the Harbormaster including, but not limited to, all permanent or in-place attachments such as bow sprit, boomkin, stern davits, spars, wind steering rudder, railings, swim step, mounted dinghy, anchor mount & anchor, outboard motor bracket and motor, etc.

All Moorage Rates include costs for use of the following utilities: electricity, lighting, sewer, water and garbage removal.

**Overnight Transient Moorage** – Starts at 4:00 pm, subject to availability

**All Vessels** .....\$1.15 per ft LOA per night  
**Reservation Fee** (Non-refundable, but applied to 1<sup>st</sup> night’s moorage).....\$10.00

**Day Use Moorage** – Between 8:00 am and 4:00 pm only; subject to availability

**Vessels < 30’ LOA** (2 Hour maximum, One renewal if space avail.).....\$5.00 for 2 hours  
**Vessels > 30’ LOA** (2 Hour maximum, One renewal if space avail.).....\$10.00 for 2 hours  
**Vessels > 50’ LOA** (2 Hour maximum, One renewal if space avail.).....\$15.00 for 2 hours  
 NOTE: Overnight charges apply for all vessels moored in Harbor after 4:00 pm!

**Long-Term Moorage\*** – Very Limited Availability

**Annual Moorage\*** (Limited quantity).....\$11.00 per ft LOA per month  
**Seasonal Lease Moorage\*** (Oct. 1 - Apr. 30, min. 90 days).....\$11.00 per ft LOA per month  
**Month-to-Month Moorage** (Oct. 1 - Apr. 30, 30-89 days) .....\$11.50 per ft LOA per month  
**Live-Aboard Fee** .....\$45.00 per month  
**Seasonal Lease Application Fee** (Non-refundable, one time only).....\$20.00

\*Annual Moorage and Seasonal Lease tenants have additional insurance requirements per South Whidbey Harbor Regulations, as identified in Moorage Agreements. ALL Long-Term tenants pay 12.84% Leasehold Tax for Moorage and Live-Aboard Fees per WAC.

**Annual Dinghy Moorage** (Jun 1 – May 31) ..... \$90.00 per year

By using the Harbor facilities, all boaters agree to abide by the Regulations including insurance requirements.

Port Commission Approval: 8/13/13, 9/10/13

(V5.0)

Marina Advisory Committee Meeting  
 12/05/2016 Master Page 29 of 54

**Chapter 5: Marina Rates and Tariffs**

The Marina charges various fees for customer services, maintenance services and some administrative functions. The Marina also has established penalties for late payment of moorage fees and for infractions of some Marina Rules. All wet and dry moorage fees are established by the City Council. All other tariffs and fees are set by the City Manager, (DMMC 15.04.480 and Rule 5.2), and are listed as follows.

**MARINA SERVICES**

**Tenant Sling Hoist**

The staff will launch/retrieve tenant vessels up to 22' everyday by appointment. Vessels 23' - 27' will only be launched on Sunday's. You must make an appointment a minimum of 24 hours prior to launching. If your vessel must be hauled/ launched without prior notice (pending staff availability) or it's an emergency situation you will be charged the emergency launch fee, no exceptions. Your moorage account will be billed for the service.

	<b>ONE WAY</b>
Tenant Hoist/ Dingy	\$25.00
Travel Lift	\$75.00
Emergency/Day Of	\$125.00

**Note:** The Marina does not launch boats from bunk trailers.

**Guest Overnight Moorage - 4 hour courtesy docking period before Moorage rates apply.**

<b>LENGTH OF VESSEL</b>	<b>PRICE PER DAY</b>
0' - 30'	\$20.00
31' - 50'	\$.75/foot
51'+	\$1.00/foot

**Event or Holiday Guest Moorage Rates**

On Memorial Weekend, Fourth of July, and Labor Day all boats will be charged \$1.00 per foot.

Leasehold tax of 12.84%, or as revised by law, will be charged on stays over 30 days. All rates are payable in advance. Electricity is \$3.00 per night. Commercial vessel or vessels with "for sale" signs displayed will be charged an additional \$3.00 per day.

## ADMINISTRATIVE FEES

### Slip Exchange List

A \$40.00 fee per party is required to be put on slip exchange wait list.

### Waiting List Fees

An annual fee of \$25.00 will be charged on the anniversary date of each waiting list applicant until an offer of moorage is made.

### Proximity Cards

- The fee for a proximity card is \$5.00 each plus sales tax for the first two. Additional cards will cost \$15.00 plus sales tax each.
- The fee for a key fob device is \$10.00 each plus sales tax for the first two. Additional fobs will cost \$30.00 each plus sales tax.
- If a tenant wants more than two devices, the additional, (third or more) devices (s), will be charged at the higher rate(s).
- Lost proximity devices will be replaced at the lower fee. The device reported lost will be deleted from the system.
- Subleases will be charged at the same rate for proximity cards or fobs.

### Fees & Deposits

A \$30.00 fee is required prior to being placed on the waiting list for permanent moorage.

Each permanent moorage tenant must give the Marina a moorage security deposit in the amount of one month's moorage fee for the class of moorage they are occupying. The security deposit is due, along with the first's months' moorage and leasehold tax when the prospective tenant is issued keycards.

### Storage Lockers

The rental fee for an external storage locker is \$15.00 per month, internal lockers rent for \$20.00 per month. Tenants provide their own lock. A deposit is not required to be placed on the waiting list for a locker.

### Dingy Storage

Dinghy's are stored on a rack in the designated Dry Shed for a monthly fee of \$15. Contact staff to request assistance putting it in the water.

### Storage Lot

Monthly rates for boats on trailers include LOA of trailer hitch, plus 12.84% leasehold tax. Launching privilege only available to boats 16'-22' and are subject to weight approval by Marina staff (additional fee).

LOT SIZE	
16 - 24 Feet	\$65.00
25 - 30 Feet	\$105.00

## PENALTIES AND LATE FEES

### Late Fees for Monthly Moorage

Moorage statements are mailed on the 30th of the month or as close as possible to that date. They are due by the 15th of the following month. A late fee of 3% will be applied to the balance on the 20<sup>th</sup> of the month.

A \$50 impound fee will be charged when it is necessary to chain up a boat to secure payment of moorage.

### Delinquent Account Reinstatement

If a tenant's moorage/service agreement is terminated for failure to pay moorage fees, the tenant will be assessed a \$100.00 reinstatement fee in addition to all moorage fees that are due. All moorage fees, the reinstatement fee, and impound fee if applicable must be paid within the time limit given in Rule No. 5 for the tenant's account to be reinstated in good standing.

### Late Fees for Guest Moorage

Failure to pay in advance for guest moorage will result in a \$25.00 impound fee assessed to the moorage fees in addition to the regular moorage fees.

### Impound Fees for Parking Violations

The owners of vehicles and trailers that are impounded for violations of Marina Parking Rules will be charged a \$100.00 impound fee.

### Emergency Response Fee

Customers requesting afterhours emergency response from Marina staff will be billed \$75.00 per hour per employee responding with a minimum of a 2 hour charge. Additional costs may be added pending the type of emergency.

*NOTE: Gate access is not considered an emergency unless you are a liveaboard or there is an immediate danger present (i.e. fire, sinking boat, etc.). Call 911 for all immediate danger emergencies.*

## PERMANENT MOORAGE RATES

BERTH SIZE	OPEN	COVERED	LIVEABOARD / SUBLEASE	
			Open	Covered
20 Foot	\$6.31	\$ 7.84	\$7.58	\$9.41
24 Foot	\$7.07	\$8.99	\$8.49	\$10.79
28 Foot	\$7.33	\$9.74	\$8.80	\$11.69
30 Foot	\$7.83	\$10.18	\$9.43	\$12.22
32 Foot	\$8.01	\$10.37	\$9.62	\$12.45
36 Foot	\$8.49	\$11.81	\$10.19	\$14.18
40 Foot	\$9.07	\$12.53	\$10.89	\$15.04
50 Foot	\$10.25	\$14.69	\$12.30	\$17.63
54 Foot	\$10.25	N/A	\$12.30	N/A
62 Foot	\$10.63	N/A	\$12.76	N/A

Overhang shall be pro-rated. Any portion of a foot shall be considered a full foot. 12.84% leasehold tax added to rates shown above.

**ANNUAL, SEASONAL & WINTER RATES**

BERTH SIZE	ANNUAL 1 payment		SEASONAL March 1/October 31		SEASONAL 5 Month Pre-Payment		WINTER MOORAGE
	OPEN	COVERED	OPEN	COVERED	OPEN	COVERED	GUEST SLIPS**
20 Foot	\$4.89	\$6.08	\$10.79	\$13.47	\$9.17	\$11.45	
24 Foot	\$5.71	\$6.97	\$11.79	\$14.92	\$10.02	\$12.68	
28 Foot	\$6.60	\$8.77	\$11.60	\$14.69	\$9.86	\$12.48	
30 Foot	N/A	N/A	N/A	N/A	N/A	N/A	
32 Foot	N/A	N/A	N/A	N/A	N/A	N/A	\$8.56
36 Foot	N/A	N/A	N/A	N/A	N/A	N/A	\$9.09
40 Foot	N/A	N/A	N/A	N/A	N/A	N/A	\$9.70
50 Foot	N/A	N/A	N/A	N/A	N/A	N/A	\$10.96
54 Foot	N/A	N/A	N/A	N/A	N/A	N/A	\$10.96
62 Foot	N/A	N/A	N/A	N/A	N/A	N/A	\$11.30

Overhang shall be pro-rated. Any portion of a foot shall be considered a full foot. 12.84% leasehold tax added to rates shown above.

**Annual Rates**

Annual rates apply to 20', 24', and 28' open and covered moorage. This is a discount off the regular monthly rate and **you must pay 12 months in advance upon signing up**. Terminating slip prior to end of 12 month period forfeits offer and you will be prorated back to the monthly rate.

**Seasonal Rates**

Seasonal rates apply to 20', 24', and 28' open or covered moorage during the period of March 1st to October 31st. If the tenant stays beyond this season, he will be charged the permanent rate.

**Dry Shed**

\$200.00 per month plus 12.84% leasehold tax for a registered vessel.

\$348.36 per month plus 12.84% leasehold tax for any other type of storage (see Rule 7.2).

Security Deposits for dry shed keys

Launch key ..... \$75.00 (limit 1 per shed)

1<sup>st</sup> Shed Key ..... \$25.00

Additional Shed Keys... \$35.00/each (limit 4)

**Redondo Lot Parking:**

- 1 hour .....\$1.00
- 2 hours .....\$2.25
- 3 hours .....\$3.50
- 4 hours .....\$5.00
- 5 hours .....\$6.50
- All Day ..... \$8.00
- Vehicle-Trailer combinations ...\$10.00
- Seasonal Pass .....\$140.00 + sales tax

**Non-payment of fee (parking ticket) \$20.00**

**Failure to pay parking ticket within 15 days \$20.00 (Total \$40.00)**

Refer to Rule 11.1 - Establishing Regulations, Fees, and Enforcement Procedures for the Redondo Parking Lot

**Parking Passes**

<b>Overnight Pass</b>	<b>Per Day</b>	<b>Annual</b>
North Lot Annual (10pm-6am)	N/A	\$15.00
South Lot Vehicle Trailer combination (14 days max)	\$6.00	N/A
South Lot Motor home/Semi (2 night max)	\$16.00	N/A

**MARINA FACILITY RENTALS**

**Activities Float/ Pavilion**

- **Club Activity/Event:** A club event is a group of five boats or more that are spending the night and purchasing overnight guest moorage. The Activities Float is 25' by 100'. It has mooring cleats/ bull rails, safety ladder, and 30 amp power. In addition, boaters may request use of our propane BBQ, 's and available tables and chairs. Additionally 10x10 tents are available upon request. Please review the reservation application from our website to reserve Marina space.
- **Non-Club Activity/Event:** For non-club activities and/or events please contact the Beach Park Event Center for all facility rental information at 206-870-9370 or by emailing [skirchberg@desmoineswa.gov](mailto:skirchberg@desmoineswa.gov).
- **All other Marina Rentals (Parking Lots):** Please contact the Beach Park Event Center for all facility rental information at 206-870-9370 or by emailing [skirchberg@desmoineswa.gov](mailto:skirchberg@desmoineswa.gov).

## **Winter Moorage**

See Open Moorage (Winter Rates) page 50.

Water, garbage & recycle, and parking available at \$50.00 per month. Metered electricity is available at posted rates.

Leasehold tax of 12.84% or as revised by law, will be charged on stays over 30 days. Failure to pay in advance for charges due will result in the impoundment of the vessel until all fees and charges have been satisfied. Fees and charges will continue to accrue during any impoundment period.

## **Commercial Landing Fee**

The Landing fee for all commercial vessels, tour boats and party boats is \$100.00 per trip or per day if continuous.

## **MAINTENANCE SERVICES**

### **Covered Moorage Cutouts**

Alterations to exterior walls of the covered moorage's to accommodate larger vessels are permitted under limited circumstances. "Cutouts" must be approved by the Harbormaster. All work must be done by Marina staff. Materials used will be billed to the tenant at actual cost. Staff time will be billed at \$50 per hour.

### **Pumping and Non-Emergency Towing within Marina**

A \$50.00 per hour fee with one hour minimum will be charged for the pumping of any vessel.

A \$50.00 per hour fee with one hour minimum will be charged for the non-emergency towing of a vessel within the marina. We do not tow any vessels outside the break-water.

### **Electrical Service**

Tenants are charged a \$3.50 per month flat fee for electricity, which includes the first 30 KW hours of use. Any use over 30 KW hours is billed at the actual cost of .08 cents per KW hour.

Any request for electrical meter installation or removal will be charged a fee of \$10.00 per request after the initial installation or removal of the electrical meter.

Requests for increasing electrical service from 20 to 30 amp will be done on a first come first serve basis, and will depend on capacity of existing marina wiring. All parts + labor will be charged to the tenant at the flat rate of \$35.00 which will include all parts associated with the modification.

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# **MARINA RATE REVIEW/ COMPARISON**

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*Attachment C*

# FINE EDGE

FUEL PRICE SURVEY 11/15/2016

*Nautical & Recreational Publishing*

<b>Marina</b>	<b>Phone #</b>	<b>Gas</b>	<b>Diesel</b>	<b>Website</b>
<b>OLYMPIA</b>				
Olympia Boston Harbor Discount for purchases using cash or check when purchasing 100+ gallons, or members of the Olympia YC or BoatUS. Gas is ethanol free.	360-357-5670 (Ext #6)	\$3.75	\$3.00	www.bostonharbormarina.com
<b>SOUTH PUGET SOUND</b>				
Jarrell's Cove Marina Quantity discounts available. Gas is ethanol free. \$.10 discount if mooring at the Marina**	360-426-8823	N/A	N/A	
Fair Harbor Marina - Grapeview	360-426-4028	\$3.80	No Diesel	www.fairharbormarina.com
<b>TACOMA AREA</b>				
Tacoma Fuel Dock Gas is ethanol free.**	253-383-0851	\$3.06	\$2.29	http://cbmsi.com/fuel.htm
Foss Harbor Marina \$.10/gal discount for BoatUS	253-272-4404	\$3.25	\$2.39	
Narrows Marina Discount of 2% for cash. Gas is ethanol free.*	253-564-3032	\$3.80	\$3.00	
<b>HOOD CANAL</b>				
Brinnon Pleasant Harbor Gas is ethanol free.**	360-796-4611 (Ext #0)	\$3.82	\$2.96	www.pleasantharbormarina.com
Hood Canal Marina**	360-898-2252	N/A	N/A	
<b>SOUTH SEATTLE/DES MOINES</b>				
Des Moines Gas is ethanol free.**	206-824-5700 (Ext #3)	N/A	N/A	www.desmoineswa.gov
<b>SEATTLE</b>				
Elliott Bay Quantity discounts available. Gas is ethanol free. \$.06/gal Discount for cash or check	206-282-8424	\$3.61	\$2.76	www.elliottbaymarina.net
Morrison's Northstar Marine (Lake Union) Gas is ethanol free. Call for Pricing	206-284-6600			
Seattle Boat Newport** NEW! Diesel happy hour, Mon-Thu 0800-1400, \$2.64/gal	425-641-2090	N/A	N/A	www.seattleboat.com
Yarrow Bay (Kirkland) (Ext #4) Gas is ethanol free.**	425-822-6066	N/A	N/A	www.yarrowbaymarina.com/
Kenmore North Lake Marina Supreme available, both grades ethanol free.	425-482-9465	\$3.89/\$4.28	No Diesel	www.northlakemarina.com
Shilshole Gas is ethanol free.	206-783-7555	\$3.79	\$2.89	www.portseattle.org
Covich-Williams 10¢/gal discount for cash and check; ask about quantity discounts. Gas is ethanol free.**	206-784-0171	N/A	N/A	www.covichwilliams.com

**BREMERTON/PORT ORCHARD/POULSBO**

Bremerton/Port Orchard Gas is ethanol free.	360-876-5535 (Ext #2)	\$2.91	\$2.16	www.portofbremerton.org
Port of Brownsville Gas is ethanol free.	360-692-5498	\$3.02	\$2.25	www.portofbrownsville.org
Port of Poulsbo**	360-779-3505 (Ext #3)	N/A	N/A	www.portofpoulsbo.com
Port of Kingston Gas is ethanol free.	360-297-3545	\$3.32	\$2.30	www.portofkingston.org

**NORTHWEST PUGET SOUND**

Port Ludlow 5¢/gal discount for cash. Gas is ethanol free.*	360-437-0513	\$3.40	\$2.73	www.portludlowresort.com
Port Townsend (Fish n' Hole) Additional discount for cash or check purchase. Gas is ethanol free.*	360-385-7031	\$3.99	\$3.20	www.portofpt.com
	100-499 Gal.	\$3.94	\$3.15	
	500-999 Gal.	\$3.89	\$3.10	
	Over 1,000 Gal.	\$3.84	\$3.05	

**JUAN DE FUCA STRAIT**

Port Angeles Boat Haven Additional discount for cash or quantity purchase. Discount for cash purchases.	360-457-4505	N/A	N/A	www.portofpa.com
John Wayne Marina (Sequim) Gas is ethanol free.**	360-417-3440	N/A	N/A	www.portofpa.com

**NORTH PUGET SOUND**

Port of Edmonds	425-775-4588 (Ext #230)	\$3.05	\$2.58	www.portofedmonds.org
Port of Everett Gas is ethanol free.	425-259-6001	\$3.09	\$2.59	www.portofeverett.com
	200-999 Gal.	\$3.04	\$2.54	

**WHIDBEY ISLAND**

Coupeville 5¢/gal discount for 100+ gallon; 10¢/gal discount for 1000+ gallons.	360-678-3625	\$3.49	\$2.89	
Oak Harbor Marina Gas is ethanol free. NEW! Stay in guest moorage and get .20/gallon discount up to first night cost of moorage.	360-279-4575	\$3.64	\$2.09	www.whidbey.com/ohmarina
	Over 100 Gal.	\$3.59	\$2.04	

**DECEPTION PASS**

Deception Pass (mid-grade)	360-675-5411	\$4.05	\$3.25	
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**SWINOMISH CHANNEL**

La Conner Landing Marine Services Gas is ethanol free.	360-466-4478	\$3.73	\$2.87	www.laconnermarina.com
	100-249 Gal.	\$3.71	\$2.85	
	250-499 Gal.	\$3.67	\$2.81	
	Over 500 Gal.	\$3.61	\$2.75	

**FIDALGO ISLAND**

Anacortes Cap Sante Over 100 gal. ask at dock about discounts. Gas is ethanol free.	360-293-0694	\$3.44	\$2.64	www.portofanacortes.com
	100 Gal. Disc.	\$3.36	\$2.56	
Anacortes Marine Servicenter Discount on diesel over 100 gal.**	360-293-8200 Over 100 Gal.	N/A	N/A	www.marinesc.com/yard/anacortes
Anacortes Skyline Gas is ethanol free	360-293-5134 Over 100 Gal.	\$3.50	\$2.44	www.skylinemarinecenter.com

**BELLINGHAM**

Harbor Marine Fuel (Squalicum Shell) 10¢/gal discount for cash/check.	360-734-1710	\$3.18	\$2.48	www.portofbellingham.com
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**NORTHEAST PUGET SOUND/DRAYTON HARBOR**

Blaine Marina Discount on diesel over 50 gal. Gas is ethanol free.	360-332-8425	Permanently	Closed	www.portofbellingham.com
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Semiahmoo Marina Gas is ethanol free.	360-371-0440 (Ext #0) 100-299 Gal. Over 300 Gal.	N/A	N/A	www.semiahmoomarina.com
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**POINT ROBERTS**

Point Roberts Marina 2% discount for cash; 2% over 100 gallons; 4% over 1000 gallons	360-945-2255	\$3.64	\$2.59	www.pointrobertsmarina.com
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**SAN JUAN ISLANDS**

Blakely Island Marina	360-375-6121	N/A	N/A	
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Lopez Islander	360-468-2233	\$3.62	\$3.03	www.lopezislander.com
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Port of Friday Harbor	360-378-3114	\$3.28	\$2.77	www.portfridayharbor.org
	100-299 Gal.	\$3.26	\$2.75	
	300-499 Gal.	\$3.24	\$2.73	
	Over 500 Gal.	\$3.22	\$2.71	

Deer Harbor Marina	360-376-3037	\$3.79	\$3.36	www.bellportgroup.com
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Roche Harbor	360-378-2155	\$3.69	\$3.11	www.rocheharbor.com
	100-299 Gal.	\$3.59	\$3.01	
	300-499 Gal.	\$3.49	\$2.91	
	Over 1000 Gal.	\$3.39	\$2.81	

**KETCHIKAN, AK**

Petro Marine Gas is ethanol free / Diesel Price does not include tax	907-225-2106	\$2.85	\$2.43	www.ketchikanmarina.com
	50-99 Gallons	\$2.82	\$2.40	
	100-399 Gallons	\$2.79	\$2.37	

Anderes Oil over 50 gal, 3c discount	907-225-2163	\$2.59	\$2.35	www.anderesoil.com
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\*Prices adjusted to include taxes not included in the quoted pump price.

\*\*PLEASE NOTE: N/A indicates we were unable to reach anyone at time of call for pricing, but fuel is available.

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# **BOAT LAUNCH AND RETRIEVING OPTIONS**

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*Memo*

# Memo

To: Marina Advisory Committee  
 From: Chris Sublet, Harbormaster  
 CC: Steve Powers, Director Development Services  
 Date: 12/5/2016  
 Re: Boat Launch and Retrieving Options – Discussion & Recommendation

In the past year, the Marina Advisory Committee members have spent a considerable amount of time discussing options for launching and retrieving boats. The Committee has indicated that the marina should have a method to launch and retrieve boats that benefits the entire marina and that would also satisfy the needs of Whidbey Island Race Week participants. At the November Marina Advisory Committee meeting the Committee determined that it would be appropriate to report to Ms. Rathkopf (Whidbey Island Race Week owner), by the end of the year if a solution has been found or not.

Staff has recently worked on the budgets for the 2017 - 2018 years and determined that the marina does not have the financial resources to repair the hoist or to purchase a truck and trailer. Staff feels that it may be more prudent to continue to build the reserves while searching out grant options and opportunities that may be available. The marina currently has the following reserves.

Fund	Amount	Notes
3 Months Operating Expenses	\$159,575	Will be used to supplement the operating budget if needed.
Bond Reserve	\$257,000	Must remain in reserves as long as the bond is active.
Equipment Rental	\$83,835	Used to purchase new truck, boat or boat motors. A portion of this reserve may be used to fund the new solution.
Capital Improvements	\$35,000	This reserve is used to purchase new capital items over \$10,000. A portion of this reserve may be used to fund the new solution.

Staff has explored several different options and has determined that many of the ideas explored are too costly or too time consuming and may not benefit the entire marina. The table below displays the different options that have been explored and information about each one.

Option	Approx. Cost	Notes
Repair the hoist	\$195,000	<ul style="list-style-type: none"> <li>· Marina does not have this amount of funds available.</li> <li>· Still very limited on the size of boats that could be lifted.</li> <li>· May serve the needs of WIRW.</li> <li>· Would not serve the needs of the entire marina.</li> </ul>

Repair the hoist using a RCO grant	\$50,000	<ul style="list-style-type: none"> <li>Not able to apply for the grant until 2018.</li> <li>May save approximately \$150,000.</li> <li>Still very limited on the size of boats that could be lifted.</li> <li>May serve the needs of WIRW.</li> <li>Would not serve the needs of the entire marina.</li> </ul>
Repair the 1 <sup>st</sup> Section on the hoist	\$31,516 - \$42,022	<ul style="list-style-type: none"> <li>Does allow for transfer of boats from the road trailer to launching trailer.</li> <li>Would need to purchase or borrow a launching trailer.</li> <li>May be very time consuming, estimate 1-2 hours per boat.</li> <li>Loading the boat on the trailer in the water may be a challenge.</li> <li>Moving the boat from and to the hoist and launch ramp may be a challenge.</li> <li>May serve the needs of WIRW.</li> <li>Would not serve the needs of the entire marina.</li> </ul>
Rent a crane to lift the boats into the water.	\$15,000 - \$20,000	<ul style="list-style-type: none"> <li>Would not have to unload and load the boats from a road trailer to a launching trailer.</li> <li>Very tide dependent.</li> <li>Very expensive temporary solution.</li> <li>Only serves the needs of WIRW.</li> </ul>
Purchase a truck and trailer that would work on our ramp.	\$185,000 - \$200,000	<ul style="list-style-type: none"> <li>Marina does not have this amount of funds available.</li> <li>May allow for transfer of boats from the road trailer to launching trailer.</li> <li>May be time consuming, estimate 1 hour per boat.</li> <li>Creates a new business and revenue stream for the marina.</li> <li>Would serve the needs of WIRW.</li> <li>Would serve the needs of the entire marina.</li> <li>Not eligible for grant funds.</li> </ul>

Borrow a trailer that may work on our launch ramp.	\$5,000 - \$10,000	<ul style="list-style-type: none"> <li>· Would still need a way to lift the boats from the road trailer to the launching trailer.</li> <li>· May be very time consuming, estimate 1-2 hours per boat.</li> <li>· May serve the needs of WIRW.</li> <li>· Would not serve the needs of the entire marina.</li> </ul>
Use Mariners Haven truck and trailer	\$75.00 per person, per hour for the trailer and Mariners Haven staff time.	<ul style="list-style-type: none"> <li>· The hydraulic trailer can only accommodate boats with less than a 6' keel.</li> <li>· The hydraulic arms may not fit the hull of smaller race boats correctly.</li> <li>· Loading the boats in the water may be difficult.</li> <li>· Would still need a way to lift the boats from the road trailer to the launching trailer.</li> <li>· May be very time consuming, estimate 1-2 hours per boat.</li> <li>· May serve the needs of WIRW.</li> <li>· Would not serve the needs of the entire marina.</li> </ul>
Reimburse tenants and guests for launching and retrieving at other marinas.	\$150.00 per boat that uses this option.	<ul style="list-style-type: none"> <li>· Three boats used this option in 2016.</li> <li>· Adds two days of travel for each participant.</li> <li>· Marina only pays for boats that use this option.</li> </ul>
Take no action.	TBD	<ul style="list-style-type: none"> <li>· May lose the event to another marina.</li> <li>· May reduce the number of WIRW participants by 5 – 7 boats.</li> <li>· May affect the ability to attract smaller classes of boats.</li> <li>· No extra costs or staff labor.</li> </ul>

It should be noted that at a recent budget workshop, staff briefed and gave the City Council a Power Point presentation (Attachment A), on this topic. During this briefing the City Council asked if there was a way for the City to loan the marina the funds necessary to find a solution or use funds from the General fund to pay for a solution. At that time staff explained to the City Council that any action like that would require for the City Council to initiate it and then to take action on the matter.

Staff seeks the Marina Advisory Committee's recommendation on this issue.

If you have any questions, please do not hesitate to contact Chris Sublet at (360) 279-4575.

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# **BOAT LAUNCH AND RETRIEVING OPTIONS**

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*Attachment A*

# MARINA LAUNCH & RETRIEVE OPTIONS



**City Council Workshop**

**September 28, 2016**

# HOIST

- **Constructed in 1974**
- **Electric Worm Drive Motor**
- **6500 Pound Limit**
- **24' - 28' Limit**
- **6' - 7' Keel (depending on Boat)**





## RETURN ON INVESTMENT

- **\$2000 - \$2500 in Revenue Each Year**
- **Part of the Small Boat Contract**
- **\$49.14 Staff Time Per Hour (Average Hourly Rate w/Benefits)**
  - **Most Lifts Take Two Staff Members**
- **30 - 45 Minutes Each Way**
- **\$1000 Approximate Yearly Maintenance Cost**
- **Hoist Fee**
  - **Roller Trailer - \$27.00 Each Way**
  - **Bunk Trailer - \$30.00 Each Way**

**Return On Investment = \$0 - (-)\$50 Per Lift**

## HOIST USERS



- **Very Few Marina Tenants**
  - **Mostly Those on the Small Boat Contract**
- **Some of the Public**
  - **Launching or Retrieving then Moving their Boats Elsewhere**
- **Whidbey Island Race Week**
  - **5 – 7 Users Each Year Over Past 5 Years**

## HOIST DAMAGE

- **10 of the 11 Large Beams are Rotten**
- **1 of the Smaller Beams is Rotten**
- **The Steel I Beam is Separating**



# HOIST SOLUTIONS

- **Repair the Hoist**
  - **Still Very Limited on Size of Boats**
  - **Not a Benefit to the Entire Marina**
  - **Operates at a Loss**
  - **Possible 75% RCO Grant 2018 - 2019**
    - **May be able to Increase Capacity**
  - **\$197,607 Estimated Repair Cost**
    - **Not Supported by the Marina Advisory Committee**



# HOIST SOLUTIONS



- **Purchase a New Truck & Trailer**
  - **Up to 50' or 50,000 Pounds**
  - **A Benefit to the Entire Marina**
  - **Generates Revenue**
  - **Creates a New Business Sector**
  - **Does Not Qualify for RCO Grant**
  - **\$185,000 Estimated Cost**



**QUESTIONS?**

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# **GENERAL UPDATE**

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## *October Occupancy Report*

## October 2016 Occupancy

Based upon Marina Program Reports

### Permanent Moorage

Dock	Total Slips	Total Occupied	Total Vacant	Percent Occupied
A	54	48	6	89%
B	82	70	12	85%
C	55	52	3	95%
D	85	53	32	62%
E	71	56	15	79%
<b>Totals</b>	<b>347</b>	<b>279</b>	<b>68</b>	

- There were 21 fewer slips occupied in October than in September.
- The permanent moorage docks were 80% occupied.
  - -6% compared to September.
  - +3% compared to October 2015.

### Conditional Moorage

Dock	Total Slips	Total Occupied	Total Vacant	Percent Occupied
G	16	11	5	69%
F	52	36	16	69%
S	8	8	0	100%
<b>Totals</b>	<b>76</b>	<b>55</b>	<b>21</b>	

- There was 1 more slip occupied in October than in September.
- The conditional moorage docks were 72% occupied.
  - +1% compared to September.
  - -14% compared to October 2015.

### Overall Summary

- The combined permanent and conditional moorage marina docks were 79% occupied in September.
  - -5% compared to September.
  - -4% compared to October 2015.
- The average percentage of occupancy on each dock was 81% in October.
  - -4% compared to September.
  - -4% compared to October 2015.