

CHANNEL ISLANDS HARBOR DEPARTMENT

RATE AND FEE SCHEDULE

I. COUNTY-OWNED MARINAS

No vessel shall be allowed to remain as tenant in an assigned boat slip on either the Small Boat or Commercial Fishing Marinas or guest dock facilities without having first registered with the Harbor Director, or the Director's representative, and having obtained a valid permit or License Agreement as required and having paid the fees as set forth below:

A. BOAT STORAGE

1. Guest Boat Docking Fee (Overnight)

- a. Vessels utilizing the guest slips shall be assessed current overnight charges of \$1.55 per ft./night with a minimum fee of \$38.50. Slip fees are subject to change upon the discretion of the Harbor Director in accordance with Section III of the Rate and Fee Resolution.
- b. Vessels with excessive beams or appurtenances will be charged for all spaces encumbered.
- c. Guest docks are intended to accommodate boat owners/operators en route to or from their homeports or marinas. Maximum berthing shall be limited to ten (10) days within a thirty (30) day period. Unoccupied vessels authorized by the Director to be stored at the guest dock longer than ten (10) days shall provide proof of vessel insurance with minimum limits of \$100,000 naming the County of Ventura as additional insured (see Exhibit A). Unoccupied vessels authorized by the Director to stay longer than the ten (10) day stay shall pay daily storage rate of \$1.80 per ft./day. Fees are subject to change upon the discretion of the Harbor Director in accordance with Section III of the Rate and Fee Resolution.
- d. Slip License Agreement (Month-to-month)
Slip licensees in either the Small Boat or Commercial Fishing Marinas will be required to execute a month-to-month license agreement, provide vessel liability insurance with a minimum limit of \$100,000 naming the County of Ventura as additional insured (see Exhibit A). Monthly slip fees are as follows:

Small Boat Marina		\$295.00
Commercial Fishing Marina	Commercial	\$14.25 per ft.
	Recreational	\$15.25 per ft.
CISCO – County Slips	Commercial	\$14.25 per ft.
	Recreational	\$15.25 per ft.
Fisherman's Wharf	Commercial	\$14.25 per ft.
	Recreational	\$15.25 per ft.

Monthly slip fees are subject to change upon the discretion of the Harbor Director in accordance with Section III of the Rate and Fee Resolution.

The monthly fee does not include any possessory interest tax, which is the responsibility of the individual licensee.

a. Security Deposit

Tenants shall provide the Harbor Department with and thereafter maintain refundable cash deposits in an amount equal to the sum of the following:

- (1) One month's rent in effect at the time of initial license sign-up.
- (2) Late Fee: 10% of the unpaid balance, monthly.
- (3) Key Card Fee: A non-refundable fee will be required for each issued key card

Security deposits are refundable upon termination of the license reduced if applicable, by any amount applied to the tenant's unpaid rent.

2. Waiting List Fee

A waiting list will be established when required and maintained by the Harbor Department. Placement on the list will be on a first come, first served basis. A deposit equal to one month's rent is required. An applicant may remove their name from the list upon written request. Said deposit shall be returned less administrative processing fee of \$28.00.

B. BOAT RESIDENCE PERMIT

Permit granted for up to one year to reside aboard a vessel in the Harbor. The annual permit fee is \$175.00.

II. COMMERCIAL ACTIVITY PERMIT

No person or business entity other than the current lessee or licensee shall sell or publicly solicit the sale of merchandise, conduct or operate a business or service for hire or compensation, or advertise or solicit business or utilize Harbor land or water area upon property under the jurisdiction of the Channel Islands Harbor Department unless a permit is first obtained from the Harbor Director or his or her designee. The permit holder will perform permitted activities only in those areas designated on the permit. To qualify for a Commercial Activity Permit, the following is required:

A. PERMIT FEE

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| 1. Daily Permit | \$125.00 |
| 2. Annual Permit | \$290.00 |

B. A CERTIFICATE OF INSURANCE naming the County of Ventura as additional insured with coverage specified in Exhibit A.

C. PERMIT ID CARD DEPOSIT

ID cards will be issued to Annual Permit holders. A \$29.00 deposit shall be collected on all issued ID cards, which is refundable when returned.

D. EVIDENCE of the applicable City business license.

III. SPECIAL USE PERMIT

No person or business entity shall conduct any commercial filming, photography, or demonstrations upon property under the jurisdiction of the Channel Islands Harbor Department without first obtaining a permit from the Harbor Director or his or her designee. To qualify for a Commercial Film, Photography Permit, the following is required:

A. PERMIT FEE (Daily)

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|------------------------------------|------------------|
| 1. TV, Movie or Commercial Filming | \$ 750 - \$5,000 |
| 2. Commercial Photographing | \$ 150 - \$1,500 |
| 3. Commercial Demonstrations | \$ 150 - \$1,500 |
| 4. Private Events (weddings, etc.) | \$ 325 - \$1,000 |

Certificate of insurance naming the County of Ventura as additional insured with coverage as specified in Exhibit A.

B. SECURITY/CLEAN-UP DEPOSIT equal to the per-day fee may be required if determined by the Harbor Director to be justified by the planned activity.

- Note: (a) Maximum permit term is seven (7) days including set-up and disassembly time, without advance approval of the Harbor Director or his or her designee.
- (b) Activity on leased property requires a County Permit. Distribution of the fee will be negotiated between the lessee and the County.

IV. DEPOSIT REQUIRED FOR COST RECOVERY

A current lessee or potential lessee requesting revisions to existing lease documents or assistance from the County Harbor Department in obtaining building permits, preparing environmental impact statements, etc., shall be required to deposit funds in advance of such revisions or assistance to cover the cost incurred by the County Harbor Department. Costs actually incurred will be billed directly to the party requesting the service. The deposit will be held for final bill payments, with any deposit balance remaining after the service is complete being refunded.

A. DEPOSIT

\$3,000.00 to \$30,000.00, as determined by the Harbor Director.

B. HOURLY RATES

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| 1. Consultant | Actual Cost |
| 2. Director (billable after first 100 hours) | \$ 219.00 |
| 3. Deputy Director | \$ 183.00 |
| 4. Program Admin. II | \$ 127.00 |
| 5. Director of Planning & Development | \$ 183.00 |
| 6. Harbor Planning Specialist | \$ 95.00 |
| 7. Lease Manager | \$ 127.00 |
| 8. Harbor Master | \$ 181.00 |
| 9. Harbor Captain | \$ 137.00 |

10. Harbor Sergeant	\$ 122.00
11. Harbor Patrol Officer	\$ 111.00
12. Harbor Maintenance	\$ 92.00
13. Manager Fiscal/Admin	\$ 174.00
14. Accounting Manager	\$ 113.00
15. Accountant II	\$ 88.00
16. Public Information Officer	\$ 125.00

V. MISCELLANEOUS FEES

A. HARBOR PERSONNEL SERVICES

Special uses requiring Harbor Department personnel shall be charged, in addition to use fee, an hourly rate for personnel for each hour or portion thereof required at the following rates:

1. Harbor Patrol Officers
 - a. Regular rate \$ 111.00 per hour
2. Maintenance Workers
 - a. Regular rate \$ 92.00 per hour

Example of such services:

- (a) Crowd control
- (b) Special maintenance requirements other than normal cleanup
- (c) Uses requiring special operational services or supervision
- (d) Extended hours beyond normal closing

B. TOWING AND/OR PUMPING FEE

An hourly towing and/or pumping charge shall be required at the rate of \$190.00 per hour, or any part of an hour. No tow charge shall be made when the US Coast Guard releases a vessel to the Channel Islands Harbor Patrol for continuation of towing.

C. IMPOUND OR ABANDONMENT FEE

An impound or abandonment fee of \$ 190.00 shall be charged in addition to any applicable towing fee, storage fee, and any other reasonable costs incurred in impounding a boat or vehicle. Storage fees shall be equal to the daily "Guest Dock Docking Fee" with no less than \$38.50 per day minimum charge.

D. COIN-OPERATED BOAT WASH

A fee of \$2.75 shall be charged for use of the coin-operated boat wash.

E. BAD (NSF) CHECK FEE

A "bad check" or NSF fee of \$50.00 shall be added to that amount owed on any check returned for insufficient funds or any other reason.

F. LATE PAYMENT SERVICE FEE

Boat Slip License Agreements. Payments not received within ten (10) days of the due dates shall be charged a late service fee. The service fee will be calculated by multiplying the unpaid balance by 10%.

G. KEY CARD FEE

Security gates and restrooms key cards will be issued to authorized persons. A \$28.00 fee shall be collected on all issued key cards, which is non-refundable. Broken or damaged cards will be replaced for a fee of \$28.00.

H. USE OF HARBOR FOR PROMOTION OF BOATING AND/OR NON-PROFIT/COMMUNITY ACTIVITY

Boating and other maritime related and/or community oriented one-time events considered to be of public interest, and/or having a value to the boating community, may request in writing a waiver of fees, which may be approved at the discretion of the Harbor Director.

I. TRANSFER OF TITLE DOCUMENT PROCESSING FEE

A fee of \$320.00 shall be charged for the processing of each document for the Transfer of Title of any sale, assignment or other transfer of the Channel Islands Condominiums. The fee shall be submitted prior to approval of such documents by the Harbor Director.

J. OTHER

Other uses not herein covered will be considered upon written request. Organizations and/or individuals requesting permits shall provide all required information regarding the proposed activity. Fees will be charged as justified by the planned activity and determined by the Harbor Director.

K. KAYAK/SUP STORAGE

No person or business entity shall store a kayak or stand-up paddle board (SUP) upon property under the jurisdiction of the Channel Islands Harbor Department without first obtaining permission from the Harbor Director or his or her designee. A monthly fee shall be charged for the storage of a kayak or SUP at the Harbor designated storage location.

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| 1. Kayak | \$ 50 - \$100 per month |
| 2. Stand-up paddle board | \$ 50 - \$100 per month |

L. ELECTRIC VEHICLE CHARGING

Electric vehicle charging is available at the following rates:

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| 1. Access Rate | \$ 0.37 per kWh |
| 2. Thereafter Rate | \$ 1.50 per hour (\$20.00 max.) |
- (begins 30 mins after vehicle is fully charged)

VI. PARKING AND VIOLATIONS

A. DAYTIME PARKING - LAUNCH RAMP

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| 1. Daily | \$ 13.00 |
| 2. Annual | \$ 225.00 |

B. OVERNIGHT PARKING - LAUNCH RAMP

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| 1. Occupied recreational vehicle w/vessel trailer | \$ 40.00 per night |
| 2. Unoccupied vehicle with Vessel Trailer | \$ 20.00 per night |

3. Annual (Commercial only, space limited from September 15 to May 15) \$ 300.00

C. PARKING FINES – ALL LOTS

1. Handicapped parking violation \$ 350.00
2. Violations in all other regulated parking areas \$ 65.00
3. Commercial use of Public Launch Ramp \$ 250.00 - \$2,500 per day
4. Violations during holidays and special events \$ 130.00
(Including day before and day after)
5. Violations of Harbor Safety Restrictions \$ 195.00

VII. JUNIOR LIFEGUARD PROGRAM

The Channel Islands Harbor operates a Junior Lifeguard Program for children ages 8 through 15 years. There are two 4-week sessions each summer. Prices for the 2021-22 season shall be \$420.00 for the first child from a family and \$390.00 for siblings. An additional fee of \$45.00 - \$75.00 will be charged for every child that requests to be included in the one-day island trip each session. Harbor Director may increase rates not to exceed 10% in any one year based on cost of providing the program.

VIII. COUNTY-OWNED FUEL DOCK

The County of Ventura operates a fuel dock, which sells gasoline and diesel fuel to recreational and commercial fishing vessels. Fuel shall be sold at a price approved by the Harbor Director based on selling prices to be established every time fuel supply is purchased by the fuel dock. Prices shall be calculated using a formula that will recover costs and other taxes not passed on to consumers, plus an additional mark-up for the cost of general Harbor operations. Prices shall be “marked up” by \$0.60 to \$1.00 per gallon based on actual costs.

IX. FISHERMAN’S WHARF CRANE USE FEE

The County operates a 2000-lb. Capacity crane at Fisherman’s Wharf Dock for use by commercial fishermen. The crane will be powered by tokens available at the Harbor Patrol Office. A fee of \$7.50 (1 token) for 15-minute use will be charged.

X. LEASE AGREEMENTS

No requirements or conditions of this Rate and Fee Schedule shall apply to agreements (leases, subleases and concession agreements) with a term in excess of two (2) years. Any such agreement shall specifically dictate any requirements or conditions discussed in this Rate and Fee Schedule.

INSURANCE REQUIREMENTS

SPECIAL/COMMERCIAL ACTIVITY PERMITS

Although additional insurance coverage and limits may be required, the coverages listed below shall be the general types and limits of coverage necessary to obtain a permit:

Commercial General Liability “occurrence” coverage in the amount of \$1,000,000 combined single limit (CSL) bodily injury and property damage for each occurrence, including personal injury, broad form property damage, products and completed operations, broad form blanket contractual and \$100,000 fire legal liability. (If business involves salvage operations, coverage must include ship repair, diving and salvage operations.)

Business Auto Policy including all owned autos, non-owned autos, scheduled autos and uninsured motorists. Limits of \$500,000 for each occurrence. Personal auto liability policy shall have minimum coverage in the amount of \$50,000 and must cover uninsured/underinsured motorist.

Workers’ Compensation coverage in full compliance with California statutory requirements, for all employees of permit holder and Employer’s Liability in minimum amount of \$1,000,000.

Marina Activities: **Marina Operators Protection and Indemnity** coverage in the minimum amount of \$1,000,000 CSL bodily injury and property damage for any one accident or occurrence. (Maintenance and/or use of dock, including but not limited to docking, loading and unloading of passengers.) (Yacht Clubs shall have regatta insurance in the amounts of \$1,000,000 for all on-water events.)

Marina Operators Legal Liability coverage in the minimum amount of \$1,000,000 CSL bodily injury and property damage for any one accident or occurrence. (Coverage for care, custody and control.)

Vessel Liability: **Protection and Indemnity** coverage in the minimum amount of \$1,000,000 CSL bodily injury and property damage for any one accident or occurrence (including tower’s liability if engaged in towing operations).

SMALL BOAT COMMERCIAL FISHING MARINA

Vessel Liability: **Protection and Indemnity** coverage in the minimum amount of \$100,000 CSL bodily injury and property damage for any one accident or occurrence. (Vessels remaining at the County Guest Docks for more than ten (10) days in a thirty (30) day period shall be required to provide same coverage.)

The above policy/policies must name the County of Ventura as additionally insured. An additionally insured endorsement and certificate of insurance must be provided with a thirty- (30) day cancellation notice (or ten (10) days from the carrier for non-payment).