

## CITY OF SANTA BARBARA WATERFRONT DEPARTMENT

### MEMORANDUM

**Date:** August 21, 2014  
**To:** Harbor Commission  
**From:** Scott Riedman, Waterfront Director  
**Subject:** **Business Services Report**

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#### **TRANSPAC MARINE CLOSES**

A long time Harbor business, Transpac Marine, closed its doors on July 31, 2014. Mr. Kerby Spicer and Transpac have supplied the Harbor community and the public with marine hardware and supplies for many decades. Waterfront Department staff is currently evaluating possible needs and options for the 493 square foot space located at 117-G Harbor Way.

#### **LEASING ACTIVITY**

Leasing activity in the Waterfront and on Stearns Wharf, including new leases or amendments, fluctuates on an annual basis. The majority of the existing lessees choose to renew their leases, resulting in very low tenant turnover in the Waterfront. Fiscal Year 2012 included 11 successful lease negotiations and Fiscal Year 2013 included seven successful lease negotiations and one lease assignment. Fiscal Year 2014 had only three leases/amendments being negotiated, yet each lease is an extremely important component to the Harbor.

The following agreements were negotiated or amended and executed this past fiscal year (Fiscal Year 2014):

- NOAA Shearwater – Five year lease for mooring space for NOAA research vessel
- Chuck's Waterfront Grill – Amendment #1, addition of office space
- Shoreline Beach Café – Ten year lease plus two, five-year options

There following four agreements will be negotiated and executed this fiscal year (Fiscal Year 2015):

- Commercial Fisherman of SB – Five year license agreement
- Conway Vineyards, Inc – Lease amendment, seasonal lease rates
- Harbor Mail Center – To be determined
- Santa Barbara Sailing Club – To be determined

There are currently a total of 18 leases expiring in Fiscal Years 2016 and 2017, including eight on Stearns Wharf.

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