

**ADOPTED MINUTES  
SPECIAL MEETING OF THE BOARD OF COMMISSIONERS  
HUMBOLDT BAY HARBOR, RECREATION AND CONSERVATION DISTRICT**

**April 27, 2023**

The Humboldt Bay Harbor, Recreation and Conservation District met in special session on the above date, Closed Session met at 5:00 P.M., Special Session met at 6:00 P.M. at the Woodley Island Marina meeting room, 601 Startare Drive, Eureka, CA 95501.

**SPECIAL CLOSED SESSION – 5:00 P.M.**

**PUBLIC COMMENT:** The following individuals addressed the Commission regarding subject matters on the closed session meeting agenda: No one.

**BUSINESS**

- a)** CONFERENCE WITH REAL PROPERTY NEGOTIATORS. Terms of potential acquisition and/or lease of real property on the Samoa Peninsula, Humboldt County, with Assessor's Parcel Numbers, 401-112-021 and 401-112-024 California pursuant to California Government Code § 54956.8. District negotiators: Larry Oetker, Executive Director and Ryan Plotz, District Counsel. Negotiating party: California Marine Investments LLC. Under negotiation: price and payment terms.
  
- b)** CONFERENCE WITH REAL PROPERTY NEGOTIATORS. Property: Humboldt County APN: 401-031-083-000. Agency negotiator: Larry Oetker, Executive Director; Ryan Plotz, District Counsel. Negotiating parties: Samoa Pacific Group, LLC. Under negotiation: price and terms of payment.

**SPECIAL SESSION – 6:01 P.M.**

**ROLL CALL**

PRESENT: BENSON  
DALE  
HIGGINS  
KULLMANN  
NEWMAN

ABSENT: NONE

QUORUM: YES

**PLEDGE OF ALLEGIENCE**

**REPORT ON SPECIAL CLOSED SESSION:** No reportable action.

**PUBLIC COMMENT:** The following individuals addressed the Commission regarding subject matters not on the regular session meeting agenda: no one.

**BUSINESS**

**a) Receive and Review Financing Proposals as Submitted in Response to the RFP Issued for Capital Improvement Financing and Direct Staff to Take Appropriate Action**

- I. Executive Director presented the item with Cameron Weist of Weist Law Firm and Andrew Flynn of CalMuni Advisors.
- II. The Commission discussed the item.
- III. Chair Dale opened the item to public comment. No one commented.
- IV. Chair Dale moved the discussion back to the Commission.

COMMISSIONER HIGGINS MOVED TO AUTHORIZE STAFF TO EXECUTE THE OPTION 1 OFFER FROM SIGNATURE PUBLIC FINANCING CORPORATION FOR A \$5.4 MILLION LOAN.

COMMISSIONER KULLMANN SECONDED.

ROLL CALL VOTE WAS CALLED, MOTION CARRIED WITHOUT DISSENT.

Ayes: BENSON, DALE, HIGGINS, KULLMANN, NEWMAN

Noes: NONE

Absent: NONE

Abstain: NONE

**b) Consider Authorizing Staff to Release a Request for Proposals for 2023 Woodley Island Marina Dredging**

- I. Executive Director presented the item.

- II. The Commission discussed the item.

- III. Chair Dale opened the item to public comment. Cody Freitas and Jake McMaster commented.

- IV. Chair Dale moved the discussion back to the Commission.

COMMISSIONER NEWMAN MOVED TO AUTHORIZE STAFF TO RELEASE A REQUEST FOR PROPOSALS FOR 2023 WOODLEY ISLAND MARINA DREDGING.

COMMISSIONER BENSON SECONDED.

VOICE VOTE WAS CALLED, MOTION CARRIED WITHOUT DISSENT.

Ayes: BENSON, DALE, HIGGINS, KULLMANN, NEWMAN

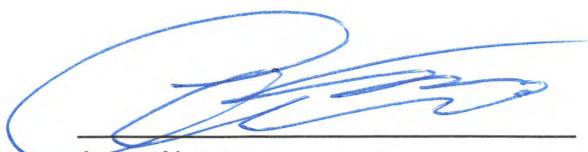
Noes: NONE

Absent: NONE

Abstain: NONE

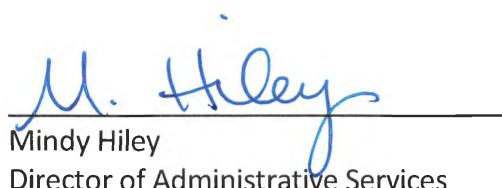
**ADJOURNMENT – 6:55 P.M.**

APPROVED BY:



Aaron Newman  
Secretary of the Board of Commissioners

RECORDED BY:



M. Hiley  
Mindy Hiley  
Director of Administrative Services