

# CITY OF LOS ANGELES

CALIFORNIA



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MAYOR

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JUNE LAGMAY  
City Clerk

HOLLY L. WOLCOTT  
Executive Officer

When making inquiries relative to  
this matter, please refer to the  
Council File No.

June 8, 2011

To All Interested Parties:

The City Council adopted the action(s), as attached, under Council File No. 11-0820,  
at its meeting held June 7, 2011.



City Clerk  
srb

TO THE COUNCIL OF THE  
CITY OF LOS ANGELES

Your **TRADE, COMMERCE, AND TOURISM COMMITTEE**

**reports as follows:**

ADMINISTRATIVE EXEMPTION and TRADE, COMMERCE, AND TOURISM COMMITTEE REPORT relative to proposed permits with Southern California Seafood, Inc., Larry Gleason (dba Harbor Ice and Cold Storage), Del Mar Seafoods, and Tri-Marine Fish Company, LLC for fish processing at Fish Harbor, Terminal Island.

Recommendations for Council action:

1. FIND that this action, as described in the May 12, 2011 Board of Harbor Commissioners (Board) report and attached to the Council file, is exempt from the California Environmental Quality Act (CEQA) pursuant to Article III Class 1(14) of the Los Angeles City CEQA Guidelines.
2. APPROVE the following permits:
  - a. Permit No. 889 with Southern California Seafood, Inc. (So Cal Seafood)
  - b. Permit No. 890 with Larry Gleason (dba Harbor Ice and Cold Storage)
  - c. Permit No. 891 with Del Mar Seafoods (Del Mar)
  - d. Permit No. 892 with Tri-Marine Fish Company, LLC (Tri-Marine)
3. AUTHORIZE the Executive Director to execute and the Board Secretary to attest to Permit Nos. 889, 890, 891 and 892 upon approval by City Council.
4. ADOPT Resolution No. 11-7057.

Fiscal Impact Statement: The City Administrative Officer (CAO) reports that the Harbor Department (Port) states it will receive an additional approximately \$50,000 annually from the Fish Harbor Tenants based on fixed rental land fees. The rent will be standardized for all the tenants, but the rent amount will be subject to an annual adjustment based on the Consumer Price Index (CPI) and will be reset every five years based on market rental value appraisals. There has been no significant change in the rental values since the previous five-year appraisal date.

Community Impact Statement: None submitted.

**TIME LIMIT FILE: JUNE 15, 2011**

**(LAST DAY FOR COUNCIL ACTION: JUNE 15, 2011)**

SUMMARY

On June 1, 2011, your Committee considered a May 12, 2011 Board report, Resolution No. 11-7057, and an April 29, 2011 CAO report relative to proposed permits with So Cal Seafood, Larry Gleason (dba Harbor Ice and Cold Storage), Del Mar, and Tri-Marine (Tenants) for fish processing at Fish Harbor, Terminal Island. According to the CAO, the Port is requesting approval of new Permits for the four current Tenants to continue to operate wet fish processing operations at the Fish Harbor, Terminal Island. The Permits will begin upon the date of approval by the City Council and provide for the use of the waterfront land for a term of five years with three five-year options, for a total contract term of 20 years. The option to renew the Permits will be at the discretion of the Port Executive Director, based upon future needs of the Port. The Port states that the approval of the Permits will continue to provide stability and security for the tenants and flexibility to the Port while developing future plans for the Fish Harbor.

Additionally, the four Fish Harbor Tenants were initially granted the use of waterfront land in Fish Harbor on Terminal Island to construct, operate and maintain warehouses and facilities to offload and process wet fish commercial fishing vessels. Currently, they are under contract through a holdover provision (month-to-month basis) until new Permits can be considered and approved by the Board of Harbor Commissioners, Mayor and Council. The Port states that the contract holdovers vary, with some having been in place since 2003. The tenants were placed in a contract holdover status for the Port to develop a master plan to determine the long term land use needs for the Fish Harbor, Terminal Island, and allow the tenants to plan for future business operations, if required, including the option of transferring operations to an alternate Port site. For example, the Port was in discussion whether to build a shipyard at the nearby Southwest Marine site.

After further consideration and having provided an opportunity for public comment, the Committee moved to recommend approval of the four operating permits as detailed in the May 12, 2012 Board report and in the above Recommendations. This matter is now forwarded to the Council for its consideration.

Respectfully submitted,

TRADE, COMMERCE, AND TOURISM COMMITTEE

 **ADOPTED**

JUN 07 2011

**LOS ANGELES CITY COUNCIL**

MEMBER            VOTE  
HAHN:                YES  
ROSENDAHL:        YES  
LABONGE:            ABSENT

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**Not Official Until Council Acts**