

**Shearwater Marina Dockmaster Report
Condominium Association Board Meeting
November 27, 2018**

Operations

- Available slips/spaces
 - 13 GCE slips
 - 2 LCE slips (advertised)
 - No kayak spaces
 - No dinghy spaces
- Waiting lists
 - 9 kayak requests
 - No dinghy requests
- Guests
 - 18 guests this year (Revenue \$4,410+)

Maintenance

- Marina repair work by Werner Contracting is continuing. Thus far, they have replaced rotted and warped cap boards on the bulkheads in front of Buildings 3/4 and 11/12; replaced/refastened dinghy float piling rings; and installed bracing on A dock. Additional bracing and/or repairs will be done on A and B docks when weather and tidal elevations allow.
- Dwyer Plumbing winterized marina water on 11/20; four cracked valves were identified, and will be replaced when service is re-started in spring. Fourteen de-icers were also installed on 11/23 (two failed units had to be replaced).

Future Projects

Waterfront Reconstruction: MSI 2016 marina inspection report identified external deficiencies in our bulkheads and piers; follow-up survey in 2017 looked at the integrity of support structures behind the exterior bulkheads and found that damage/decay of these structures appears to be confined largely to the exterior facing. Committee is preparing a draft scope of work to reconstruct bulkhead between Docks B and D, replace some failing dock structures, and redesign water and power distribution systems; the draft has been reviewed and approved by the committee and the Board, and finalized with assistance from MMG. We are now in touch with potential bidders to determine their interest and availability.

Kayak Rack Replacement: Recent property line adjustments required project plan revisions. The Dockmaster met with the architect on 12/13/17, 2/28/18, and 4/17/18 to discuss necessary modifications of the previously proposed design. The final revisions have been reviewed and approved by the committee and the Board, and have been submitted to the City for permitting. We then met with our neighbors on 7/31/18, and as of 11/12 have reached agreement with them on our design. This information has been forwarded to our architect in support of our permit application with the City, and we hope it will speed up the permit review process.