

**CALIFORNIA COASTAL COMMISSION**

SOUTH COAST DISTRICT OFFICE  
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November 8, 2023

**APPLICATION STATUS LETTER - INCOMPLETE**

City of Newport Beach Harbor Department  
Attn: Paul Blank  
1600 W Balboa Blvd,  
Newport Beach, CA 92663

Dudek  
Attn: Carolyn Groves  
621 Chapala St,  
Santa Barbara, CA 93101

RE: **Application No. 5-23-0753** for the project located at Mooring Field C, Newport Beach in Orange County.

Dear Paul Blank and Carolyn Groves:

The above referenced application was received on October 8, 2023. Coastal Commission staff has reviewed your application for the reconfiguration of the 5.5-acre Mooring Field C located within Newport Harbor from single-row to double-row moorings, resulting in an increase from 55 moorings to 62 moorings. Staff has determined that your application is incomplete and cannot be filed or processed until the following items have been received:

1. **Noticing.** Please submit a photograph of the "Notice of Pending Permit" sign located in a conspicuous location(s) onsite.
2. **Submittal of Noticing Envelopes.** Section IV of the application requires: "Stamped envelopes addressed to all applicants and agents, all property owners and occupants of property situated within 100 feet of the property lines of the project site (excluding roads), along with a list of all owners and occupants with addresses. The envelopes must be plain (i.e., no return address), and regular business size (9 1/2" x 4 1/8"). Include first class postage on each one. Metered postage is not acceptable. Use Appendix C for the listing of names and addresses." Please submit stamped and addressed noticing envelopes for all mooring permittees and interested parties along with a completed Appendix C.
3. **Mooring Permit History.** Please provide a permit history of the moorings within Mooring Field C, indicating the number of moorings occupied, number of mooring permittees, and number of applications since initial construction to date in order to demonstrate existing capacity and a need for additional moorings.

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4. **Management of Funds.** Please provide management plans for how lease funds will be used, and the costs associated with mooring permit leases.
5. **List of Materials.** Please provide a list of materials that would be used for the proposed project, including but not limited to anchors, chains, floats, buoys and indicate the party responsible for payment of the gear and whether the materials are new or used.
6. **List of Vessels.** Please provide a list of the number and size of vessels contemplated in the project design.
7. **Harbor Commission and City Actions.** Please submit all materials associated with previous Harbor Commission and City actions regarding the proposed project including, but not limited to, staff reports, meeting minutes, and public comments.
8. **Project Plan and Habitat Map Overlay.** Please provide overlays of the existing and proposed project superimposed on habitat maps in the project region. Please also include the distance to the nearest eelgrass habitat from the project site in the overlay.
9. **Navigability.** Please provide relevant report(s) (naval/marine engineering) regarding the safety and operation ability of the proposed reconfiguration.
10. **Alternative Reconfigurations.** Please provide records of any alternative reconfigurations analyzed or proposed in the project development stage including but not limited to reports, surveys, and proposals.
11. **Boat Cleaning and Maintenance BMP Plan.** Please provide a Boat Cleaning and Maintenance BMP Plan that also includes measures to minimize discharge of solid and liquid waste, and petroleum into the water.
12. **Resource Agency Approvals.** Attachment 8 of CDP Application No. 5-23-0753 states that applications for resource agency approvals from USACE and RWQCB are currently underway. Please submit evidence of all necessary resource agency approvals, including but not limited to submitted applications or permits from the U.S. Army Corps of Engineers, California Department of Fish and Wildlife, U.S. Fish & Wildlife Service, U.S. Coast Guard, California State Lands Commission, and/or the California Division of Boating and Waterways.
13. **Hard Copy Submission.** Please provide a hard copy of all items requested above as well as a second copy of the project plans incorporated in the initial application.
14. **Digital Copy Submission.** Please provide a digital copy of all items requested above in addition to a digital copy of the submitted application and plans.

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Please do not limit your submittal to the above-mentioned items. You may submit any information that you feel may help Commission staff gain a clear understanding of the scope of your project. If you wish to mail any materials, please mail them to the address listed above. Upon receipt of the requested materials, we will proceed with determining the completeness of your application. Thank you for your attention to these matters. We look forward to working with you. If you have any questions regarding your application, please contact me via email at [Jeffrey.Palm@coastal.ca.gov](mailto:Jeffrey.Palm@coastal.ca.gov).

Sincerely,



Jeffrey Palm  
Coastal Program Analyst