



**MEETING AGENDA
PAJARO DUNES GEOLOGIC HAZARD ABATEMENT DISTRICT
HYBRID MEETING**

in person at

**Board Room
2661 Beach Rd.
Watsonville, CA 95076**

Saturday, July 25th, 2026 10:30 a.m.

NOTE: LATER START TIME

And via ZOOM

Join Zoom Meeting

<https://us02web.zoom.us/j/82232811149?pwd=WWlvcUkwOjBpb1hULzlEUUV4UXV5UT09>

Meeting ID: 822 3281 1149

Passcode: 608360

Phone in: +1 669 900 9128 US

If you have any questions, please contact the District Clerk at pdghad@gmail.com

A. OPEN SESSION CALL TO ORDER – PLEDGE OF ALLEGIANCE

Roll Call

**Patrick Dobbins, President
Raphael Kraw, Treasurer**

**Bob Morrison, Director
Sarah Mansergh, Clerk**

B. MEMBER COMMENTS

Matters under the jurisdiction of the Board and not on the posted agenda, may be addressed by members of the public before the Board for consideration. However, California law prohibits the Board from taking action on any matter which is not on the posted agenda unless it is determined to be an emergency by the Board of PDGHAD. Any person wishing to address the Board during the Member Comment period shall be permitted to be heard for up to 3 minutes, A) individuals may speak only once and B) the Board is

unable to address any owner comments in depth but may choose to direct the Clerk to follow-up on the matter for a future meeting.

C. PRESIDENT’S REMARKS

The President will use this opportunity to inform the public of issues affecting the District and other items of a general nature not otherwise provided for on this agenda.

a. Upcoming Meeting Dates

October 3rd

December 12th (homeowners meeting)

b. Upcoming Board Election/Appointments

D. CONSENT CALENDAR

All matters listed on the Consent Calendar are considered to be routine by the Board of Directors and will be enacted by one motion at the appropriate time. There will be no separate discussion on these items. If discussion is desired, that item will be removed from the Consent Calendar and will be considered separately.

1. Approval of meeting minutes from May 16th, 2026

E. MEETING reports

2. Meetings attended by Directors at District expense since the last meeting of the Board (per AB1234 requirements). Such reports may be made orally or in writing.

F. TREASURER’S REPORT

3. Financial Reports

- Financial Report through June 2026
- Warrant listing

G. NEW BUSINESS

4. ITEM – Updates on Seawall Maintenance Project finalization-homeowner refunds for pre-paid overpayments finalized, plant mitigation 6-month report.

- a. Board report
- b. Public comment
- c. Board discussion
- d. Board action

5. ITEM – Review and consider Seawall Maintenance Project special assessment payoff and updates and finalization of Zone 1 budget.
 - a. Board report
 - b. Public comment
 - c. Board discussion
 - d. Board action
6. ITEM – Consider reestablishment of survey points for future inspection surveys.
 - a. Board report
 - b. Public comment
 - c. Board discussion
 - d. Board action
7. ITEM –Review and consider modifying regular meeting policy to 4 meetings per year.
 - a. Board report
 - b. Public comment
 - c. Board discussion
 - d. Board action
8. ITEM-Review and Update Emergency Action Plan and Contact Information
 - a. Board report
 - b. Public comment
 - c. Board discussion
 - d. Board action
9. ITEM-Presentation about Surfline Camera proposal from Drew Lanza-PDA Board member
 - a. Board report
 - b. Public comment
 - c. Board discussion
 - d. Board action

H. DIRECTORS COMMENTS AND CONCERNS

Members of the Board of Directors may address items of concern at this time and may request that items be placed on future agendas in accordance with the By-laws of the Board.

I. ADJOURNMENT

The next Meeting of the Board of Directors is scheduled for October 3rd, 2026 at 9:00 a.m. online via Zoom and at the offices of the Pajaro Dunes Geologic Hazard Abatement District, Meadow Room, Pajaro Dunes, 2661 Beach Road, Watsonville, CA 95076. Individuals who require special accommodations are requested to contact the District Clerk by calling (831) 818-9253, no less than 72 hours prior to the meeting or in the case of a Special Meeting, as soon as possible after the Agenda is posted. Copies of the agenda will be available 72 hours prior to the meeting and may be

obtained by contacting the District at (831) 761-7744. All meetings are noticed and conducted in accordance with the Ralph M. Brown Act.



**MEETING AGENDA
PAJARO DUNES GEOLOGIC HAZARD ABATEMENT DISTRICT
HYBRID MEETING**

in person at

**Board Room
2661 Beach Rd.
Watsonville, CA 95076**

Saturday, May 16th, 2026 8:30 a.m.

And via ZOOM

Join Zoom Meeting

<https://us02web.zoom.us/j/82232811149?pwd=WWlvcUkwQlBpb1hULzIEUEV4UXV5UT09>

**Meeting ID: 822 3281 1149
Passcode: 608360
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A. OPEN SESSION CALL TO ORDER – PLEDGE OF ALLEGIANCE

Roll Call

**Patrick Dobbins, President-present
Raphael Kraw, Treasurer-present**

**Bob Morrison, Director-present
Sarah Mansergh, Clerk-present**

Also Attending: Michael Rodriguez, Kate Krug,

B. MEMBER COMMENTS

Matters under the jurisdiction of the Board and not on the posted agenda, may be addressed by members of the public before the Board for consideration. However, California law prohibits the Board from taking action on any matter which is not on the posted agenda unless it is determined to be an emergency by the Board of PDGHAD. Any person wishing to address the Board during the Member Comment period shall be permitted to be heard for up to 3 minutes, A) individuals may speak only once and B) the Board is

unable to address any owner comments in depth but may choose to direct the Clerk to follow-up on the matter for a future meeting.

C. PRESIDENT'S REMARKS

The President will use this opportunity to inform the public of issues affecting the District and other items of a general nature not otherwise provided for on this agenda.

a.

Upcoming Meeting Dates

~~June 6th~~

August 1st-July 25th

October 3rd

December 12th (homeowners meeting)

D. CONSENT CALENDAR

All matters listed on the Consent Calendar are considered to be routine by the Board of Directors and will be enacted by one motion at the appropriate time. There will be no separate discussion on these items. If discussion is desired, that item will be removed from the Consent Calendar and will be considered separately.

1. Approval of meeting minutes from December 13th, 2025 and March 7th, 2026

**Raphael Kraw moves to approve the meeting minutes from March 7th and December 13th.
Bob Morrison seconds. All approve 3-0**

E. MEETING reports

2. Meetings attended by Directors at District expense since the last meeting of the Board (per AB1234 requirements). Such reports may be made orally or in writing.

F. TREASURER'S REPORT

3. Financial Reports

- Financial Report through April 2026
- Warrant listing

Board received the Financial Reports.

G. NEW BUSINESS

4. ITEM – Updates on Seawall Maintenance Project finalization

- a. Board report
- b. Public comment
- c. Board discussion
- d. Board action

Combined with Item 5. Board discussed final items to complete-refunds, mitigation and final project invoices.

5. ITEM –Review Seawall Maintenance and Repair Project costs and timeline of refunds

- a. Board report
- b. Public comment
- c. Board discussion
- d. Board action

Bob Morrison moves to approve a final budget not to exceed \$910,000. Raphael Kraw seconds. All approve 3-0

6. ITEM –Review 5-yr seawall inspection report

- a. Board report
- b. Public comment
- c. Board discussion
- d. Board action

Board reviewed the 5 yr inspection report. Need to reestablish mag pin control points for future surveys. No changes.

7. ITEM – Review and consider FY2026/2027 Budgets

- a. Board report
- b. Public comment
- c. Board discussion
- d. Board action

Bob Morrison moves to approve the Zone 2 budget as submitted and to update the assessment for Zone 1 operating budget to nte \$209,405. Raphael Kraw seconds. All approve 3-0

8. ITEM – Consider Resolution 2026-01 Resolution Ordering an Election, Requesting County Elections to Conduct the Election, and Requesting Consolidation of the Election by All-Mail Ballot

- a. Board report
- b. Public comment
- c. Board discussion
- d. Board action

Raphael Kraw moves to approve Resolution 2026-01. Patrick Dobbins seconds. All approve 3-0

H. DIRECTORS COMMENTS AND CONCERNS

Members of the Board of Directors may address items of concern at this time and may request that items be placed on future agendas in accordance with the By-laws of the Board.

I. ADJOURNMENT

The next Meeting of the Board of Directors is scheduled for ~~June 6th, 2026~~ July 25th, 2026 at 9:00 a.m. online via Zoom and at the offices of the Pajaro Dunes Geologic Hazard Abatement District, Meadow Room, Pajaro Dunes, 2661 Beach Road, Watsonville, CA 95076. Individuals who require special accommodations are requested to contact the District Clerk by calling (831) 818-9253, no less than 72 hours prior to the meeting or in the case of a Special Meeting, as soon as possible after the Agenda is posted. Copies of the agenda will be available 72 hours prior to the meeting and may be obtained by contacting the District at (831) 761-7744. All meetings are noticed and conducted in accordance with the Ralph M. Brown Act.

Pajaro Dunes Geologic Hazard Abatement District
Balance Sheet
As of June 30, 2026

	<u>Jun 30, 26</u>
ASSETS	
Current Assets	
Checking/Savings	
100000 · WCCB Z1 - Checking 3957	576,821
100001 · WCCB Z2 - Checking 3965	109,713
100002 · WCCB Z1 Emerg - MM 1877	732,375
100003 · WCCB LTD - MM 0208	54,300
100004 · WCCB Bond Holding - MM 1232	363,251
100005 · WCCB Repair Account	592,539
Total Checking/Savings	<u>2,428,999</u>
Accounts Receivable	
120000 · Assessments Receivable	22,758
Total Accounts Receivable	<u>22,758</u>
Other Current Assets	
121500 · Prepaid Insurance	13,647
Total Other Current Assets	<u>13,647</u>
Total Current Assets	<u>2,465,404</u>
Fixed Assets	
150000 · Riverwall	3,000,000
160000 · Accumulated Depreciation	-2,150,000
Total Fixed Assets	<u>850,000</u>
Other Assets	
181000 · Loan Fees	82,956
182000 · Def. Outflow of Resource (Rock)	16,203
Total Other Assets	<u>99,159</u>
TOTAL ASSETS	<u><u>3,414,563</u></u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
200000 · Accounts Payable	6,499
Total Accounts Payable	<u>6,499</u>
Other Current Liabilities	
220000 · Accrued Interest	25,698
Total Other Current Liabilities	<u>25,698</u>
Total Current Liabilities	<u>32,197</u>
Long Term Liabilities	
280000 · EverBank LTD Seawall Repair	902,288
285000 · Bonds Payable Z2	610,000
286000 · Bonds Payable Discount Z2	-52,250
286500 · Amort. Bond Discount Z2	44,389
Total Long Term Liabilities	<u>1,504,427</u>
Total Liabilities	<u>1,536,624</u>
Equity	
30000 · Opening Balance Equity	608,448
32000 · Retained Earnings	1,576,566
Net Income	-307,075
Total Equity	<u>1,877,939</u>
TOTAL LIABILITIES & EQUITY	<u><u>3,414,563</u></u>

Pajaro Dunes Geologic Hazard Abatement District
Profit & Loss Budget vs. Actual
July 2025 through June 2026

	Zone 1			
	<u>Jul '25 - Jun 26</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Ordinary Income/Expense				
Income				
410000 · Assessment Income	220,675	220,675	0	100%
410020 · Emergency Reserve Fund				
410040 · Repair Project Assessment				
410050 · Assess. Income PDA Stairs	7,920	7,920	0	100%
Total Income	<u>228,595</u>	<u>228,595</u>	<u>0</u>	<u>100%</u>
Expense				
610155 · Postage and Mailings	6	1,809	-1,803	0%
610156 · Election Costs		2,986	-2,986	
61510 · Advertising		603	-603	
615115 · Office Expense	108	663	-555	16%
615140 · Audit Expense	11,250	12,061	-811	93%
61518 · Clerk	1,629	10,131	-8,502	16%
615415 · Accounting	14,700	21,710	-7,010	68%
615416 · Assessment Admin. Expense	2,373	3,836	-1,463	62%
615617 · Website Maintenance		1,809	-1,809	
615655 · Dues	1,648	603	1,045	273%
615656 · Board/Clerk Education		2,654	-2,654	
616000 · Z1 Repair Project	1,363		1,363	100%
616500 · Legal Fees	6,820	21,710	-14,890	31%
617150 · Repair Project Admin.	3,125			
617250 · Seawall Inspections	1,736	7,095	-5,359	24%
619010 · Technical Consulting Costs		141,902	-141,902	
628500 · Insurance Expense	18,092	18,092	0	100%
629900 · Bond Fee Expense				
650000 · Bank Service Charges				
750000 · Depreciation Expense Z2				
Total Expense	<u>62,850</u>	<u>247,664</u>	<u>-184,814</u>	<u>25%</u>
Net Ordinary Income	<u>165,745</u>	<u>-19,069</u>	<u>184,814</u>	<u>-869%</u>
Other Income/Expense				
Other Income				
410070 · Interest & Penalty Income	23,487	20,000	3,487	117%
Total Other Income	<u>23,487</u>	<u>20,000</u>	<u>3,487</u>	<u>117%</u>
Other Expense				
855000 · Interest Expense				
955500 · Interest Bond Discount				
Total Other Expense	<u></u>	<u></u>	<u></u>	<u></u>
Net Other Income	<u>23,487</u>	<u>20,000</u>	<u>3,487</u>	<u>117%</u>
Net Income	<u><u>189,232</u></u>	<u><u>931</u></u>	<u><u>188,301</u></u>	<u><u>20,326%</u></u>

Pajaro Dunes Geologic Hazard Abatement District

Profit & Loss Budget vs. Actual

July 2025 through June 2026

	Zone 2			
	Jul '25 - Jun 26	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
410000 · Assessment Income	142,306	142,306	0	100%
410020 · Emergency Reserve Fund				
410040 · Repair Project Assessment				
410050 · Assess. Income PDA Stairs	758	758	0	100%
Total Income	143,064	143,064	0	100%
Expense				
610155 · Postage and Mailings				
610156 · Election Costs				
61510 · Advertising				
615115 · Office Expense				
615140 · Audit Expense				
61518 · Clerk	665	3,132	-2,467	21%
615415 · Accounting				
615416 · Assessment Admin. Expense	339	1,253	-914	27%
615617 · Website Maintenance				
615655 · Dues				
615656 · Board/Clerk Education				
616000 · Z1 Repair Project				
616500 · Legal Fees				
617150 · Repair Project Admin.	934			
617250 · Seawall Inspections				
619010 · Technical Consulting Costs				
628500 · Insurance Expense				
629900 · Bond Fee Expense	741	765	-24	97%
650000 · Bank Service Charges		576	-576	
750000 · Depreciation Expense Z2	100,000	100,000		100%
Total Expense	102,679	105,726	-3,047	97%
Net Ordinary Income	40,385	37,338	3,047	108%
Other Income/Expense				
Other Income				
410070 · Interest & Penalty Income	8,247	150	8,097	5,498%
Total Other Income	8,247	150	8,097	5,498%
Other Expense				
855000 · Interest Expense	35,723	35,723	0	100%
955500 · Interest Bond Discount	2,088	2,088		100%
Total Other Expense	37,811	37,811	0	100%
Net Other Income	-29,564	-37,661	8,097	79%
Net Income	10,821	-323	11,144	-3,350%

Pajaro Dunes Geologic Hazard Abatement District
Profit & Loss Budget vs. Actual
July 2025 through June 2026

	Z1 Repair Project			
	Jul '25 - Jun 26	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
410000 · Assessment Income				
410020 · Emergency Reserve Fund				
410040 · Repair Project Assessment	404,631	971,044	-566,413	42%
410050 · Assess. Income PDA Stairs	7,916	9,947	-2,031	80%
Total Income	412,547	980,991	-568,444	42%
Expense				
610155 · Postage and Mailings	510			
610156 · Election Costs				
61510 · Advertising				
615115 · Office Expense	989			
615140 · Audit Expense				
61518 · Clerk				
615415 · Accounting				
615416 · Assessment Admin. Expense				
615617 · Website Maintenance				
615655 · Dues				
615656 · Board/Clerk Education				
616000 · Z1 Repair Project	868,025	2,475,400	-1,607,375	35%
616500 · Legal Fees				
617150 · Repair Project Admin.	14,804			
617250 · Seawall Inspections				
619010 · Technical Consulting Costs				
628500 · Insurance Expense				
629900 · Bond Fee Expense				
650000 · Bank Service Charges	45			
750000 · Depreciation Expense Z2				
Total Expense	884,373	2,475,400	-1,591,027	36%
Net Ordinary Income	-471,826	-1,494,409	1,022,583	32%
Other Income/Expense				
Other Income				
410070 · Interest & Penalty Income				
Total Other Income				
Other Expense				
855000 · Interest Expense	35,300	35,300	0	100%
955500 · Interest Bond Discount				
Total Other Expense	35,300	35,300	0	100%
Net Other Income	-35,300	-35,300	0	100%
Net Income	-507,126	-1,529,709	1,022,583	33%

Pajaro Dunes Geologic Hazard Abatement District
Bank Account Activity
As of June 30, 2026

Type	Date	Num	Name	Debit	Credit	Balance
100000 · WCCB Z1 - Checking 3957						492,439.70
Bill Pmt -Check	05/25/2026	1585	Wendy L. Cumming, CPA		1,093.75	491,345.95
Bill Pmt -Check	06/24/2026	1586	Jarvis Fay LLP		740.00	490,605.95
Bill Pmt -Check	06/24/2026	1587	Wendy L. Cumming, CPA		612.50	489,993.45
Bill Pmt -Check	06/24/2026	1588	Sarah Mansergh		1,523.45	488,470.00
Deposit	06/30/2026		County of Santa Cruz	87,917.17		576,387.17
Deposit	06/30/2026		County of Santa Cruz	433.76		576,820.93
Total 100000 · WCCB Z1 - Checking 3957				88,350.93	3,969.70	576,820.93
100001 · WCCB Z2 - Checking 3965						108,495.92
Bill Pmt -Check	06/24/2026	1429	Sarah Mansergh		455.05	108,040.87
Bill Pmt -Check	06/24/2026	1430	U.S. Bank		741.00	107,299.87
Deposit	06/30/2026		County of Santa Cruz	2,249.49		109,549.36
Deposit	06/30/2026		County of Santa Cruz	163.76		109,713.12
Total 100001 · WCCB Z2 - Checking 3965				2,413.25	1,196.05	109,713.12
100002 · WCCB Z1 Emerg - MM 1877						729,382.88
Deposit	05/31/2026		WCCB	1,519.25		730,902.13
Deposit	06/30/2026		WCCB	1,473.25		732,375.38
Total 100002 · WCCB Z1 Emerg - MM 1877				2,992.50	0.00	732,375.38
100003 · WCCB LTD - MM 0208						54,078.25
Deposit	05/31/2026		WCCB	112.64		54,190.89
Deposit	06/30/2026		WCCB	109.23		54,300.12
Total 100003 · WCCB LTD - MM 0208				221.87	0.00	54,300.12
100004 · WCCB Bond Holding - MM 1232						311,589.14
Deposit	05/31/2026		WCCB	649.01		312,238.15
Deposit	06/30/2026		County of Santa Cruz	50,379.92		362,618.07
Deposit	06/30/2026		WCCB	632.75		363,250.82
Total 100004 · WCCB Bond Holding - MM 1232				51,661.68	0.00	363,250.82
100005 · WCCB Repair Account						1,200,164.46
Bill Pmt -Check	05/25/2026	1028	Haley & Aldrich		25,575.09	1,174,589.37
Bill Pmt -Check	05/25/2026	1029	MNS Engineers, Inc.		1,579.50	1,173,009.87
Bill Pmt -Check	05/25/2026	1030	Wendy L. Cumming, CPA		875.00	1,172,134.87
Deposit	05/26/2026			1,150.00		1,173,284.87
Bill Pmt -Check	06/24/2026	1031	Haley & Aldrich		1,809.25	1,171,475.62
Bill Pmt -Check	06/24/2026	1032	MNS Engineers, Inc.		3,621.15	1,167,854.47
Bill Pmt -Check	06/24/2026	1033	Sarah Mansergh		1,604.25	1,166,250.22
Bill Pmt -Check	06/24/2026	1034	Aarna Homes		19,021.97	1,147,228.25
Bill Pmt -Check	06/24/2026	1035	Al Ragonisi		3,298.77	1,143,929.48
Bill Pmt -Check	06/24/2026	1036	Amy and Matthew Haas		1,802.82	1,142,126.66
Bill Pmt -Check	06/24/2026	1037	Arlene Mordeno		2,243.95	1,139,882.71
Bill Pmt -Check	06/24/2026	1038	Arthur Rangel		2,243.94	1,137,638.77
Bill Pmt -Check	06/24/2026	1039	Barb Demere		3,298.77	1,134,340.00
Bill Pmt -Check	06/24/2026	1040	Barry Posner		2,243.94	1,132,096.06
Bill Pmt -Check	06/24/2026	1041	Beach Five, LLC		1,802.82	1,130,293.24
Bill Pmt -Check	06/24/2026	1042	Bradley Porter		1,802.82	1,128,490.42
Bill Pmt -Check	06/24/2026	1043	Carol Espinosa		3,298.77	1,125,191.65

Pajaro Dunes Geologic Hazard Abatement District
Bank Account Activity
As of June 30, 2026

Type	Date	Num	Name	Debit	Credit	Balance
Bill Pmt -Check	06/24/2026	1044	Caroline Rodgers		1,802.94	1,123,388.71
Bill Pmt -Check	06/24/2026	1045	Carolyn Thomas		2,243.94	1,121,144.77
Bill Pmt -Check	06/24/2026	1046	Catherine Innes		2,243.94	1,118,900.83
Bill Pmt -Check	06/24/2026	1047	Charles Eskew		1,802.82	1,117,098.01
Bill Pmt -Check	06/24/2026	1048	Chisholm Living Trust		17,679.43	1,099,418.58
Bill Pmt -Check	06/24/2026	1049	Christopher Berg		2,243.94	1,097,174.64
Bill Pmt -Check	06/24/2026	1050	Connie Hikida & Sandra Hikida May		2,243.94	1,094,930.70
Bill Pmt -Check	06/24/2026	1051	Cook Family Trust		1,802.82	1,093,127.88
Bill Pmt -Check	06/24/2026	1052	Daisy's Beach LLC		3,298.77	1,089,829.11
Bill Pmt -Check	06/24/2026	1053	Dan Nunes & Mike Hatam		1,802.82	1,088,026.29
Bill Pmt -Check	06/24/2026	1054	Darrell and Kathy Shideler		2,243.94	1,085,782.35
Bill Pmt -Check	06/24/2026	1055	David and Janet Peoples		19,021.97	1,066,760.38
Bill Pmt -Check	06/24/2026	1056	David and Mary Baron		2,243.94	1,064,516.44
Bill Pmt -Check	06/24/2026	1057	David and Sandra Yonan		2,243.94	1,062,272.50
Bill Pmt -Check	06/24/2026	1058	David Bicker		2,243.94	1,060,028.56
Bill Pmt -Check	06/24/2026	1059	Deborah and Ross Smith		2,243.94	1,057,784.62
Bill Pmt -Check	06/24/2026	1060	Denise Del Piano		3,298.77	1,054,485.85
Bill Pmt -Check	06/24/2026	1061	Doug McCune and Jocelyn Sze		2,243.94	1,052,241.91
Bill Pmt -Check	06/24/2026	1062	Duboc Family Trust		1,802.82	1,050,439.09
Bill Pmt -Check	06/24/2026	1063	Eileen Hamilton		2,243.95	1,048,195.14
Bill Pmt -Check	06/24/2026	1064	Elise Liddle		16,317.73	1,031,877.41
Bill Pmt -Check	06/24/2026	1065	Fujimoto		9,876.43	1,022,000.98
Bill Pmt -Check	06/24/2026	1066	Gahrahmat Family LTD		16,317.73	1,005,683.25
Bill Pmt -Check	06/24/2026	1067	Gary Smerdon & Sandra Whaetley		16,317.73	989,365.52
Bill Pmt -Check	06/24/2026	1068	Gavenmann Family Trust		3,298.77	986,066.75
Bill Pmt -Check	06/24/2026	1069	George Kraw		16,317.33	969,749.42
Bill Pmt -Check	06/24/2026	1070	Grace Morimoto		2,243.94	967,505.48
Bill Pmt -Check	06/24/2026	1071	Haggai and Ronit Polak		19,041.14	948,464.34
Bill Pmt -Check	06/24/2026	1072	Hennessey Trust		19,309.64	929,154.70
Bill Pmt -Check	06/24/2026	1073	Jean Stone		2,243.94	926,910.76
Bill Pmt -Check	06/24/2026	1074	Jeff and Wendy Varner		2,243.94	924,666.82
Bill Pmt -Check	06/24/2026	1075	Jenise and Greg Gaskin		16,317.73	908,349.09
Bill Pmt -Check	06/24/2026	1076	Jewell Family Trust		9,876.43	898,472.66
Bill Pmt -Check	06/24/2026	1077	John and Deborah Miller		21,745.36	876,727.30
Bill Pmt -Check	06/24/2026	1078	John Arrillaga		51,925.94	824,801.36
Bill Pmt -Check	06/24/2026	1079	Joyce Fischer		1,802.82	822,998.54
Bill Pmt -Check	06/24/2026	1080	Juan Grau Jr.		3,298.77	819,699.77
Bill Pmt -Check	06/24/2026	1081	Karen Tomajan		2,243.94	817,455.83
Bill Pmt -Check	06/24/2026	1082	Karen Wiener		2,243.94	815,211.89
Bill Pmt -Check	06/24/2026	1083	Kathleen Fitzgerald & John Kendall		19,156.21	796,055.68
Bill Pmt -Check	06/24/2026	1084	KC McElligott		2,243.94	793,811.74
Bill Pmt -Check	06/24/2026	1085	Kenneth and Dorothy Paige		16,854.75	776,956.99
Bill Pmt -Check	06/24/2026	1086	Kevin and Ingrid Donahue		3,298.77	773,658.22
Bill Pmt -Check	06/24/2026	1087	Kimberly Young		2,243.94	771,414.28
Bill Pmt -Check	06/24/2026	1088	Leslie Altick		2,243.94	769,170.34
Bill Pmt -Check	06/24/2026	1089	Mara Miller		2,243.94	766,926.40

Pajaro Dunes Geologic Hazard Abatement District
Bank Account Activity
As of June 30, 2026

Type	Date	Num	Name	Debit	Credit	Balance
Bill Pmt -Check	06/24/2026	1090	Mark Chandler Trust		19,175.38	747,751.02
Bill Pmt -Check	06/24/2026	1091	Mark Tietz		16,317.73	731,433.29
Bill Pmt -Check	06/24/2026	1092	Mary Ruth Quinn & Scott Shenker		17,391.76	714,041.53
Bill Pmt -Check	06/24/2026	1093	Morrison		2,243.94	711,797.59
Bill Pmt -Check	06/24/2026	1094	Murtuza Habibulla & Purvi Shah		1,802.82	709,994.77
Bill Pmt -Check	06/24/2026	1095	Nancy Askew		2,243.94	707,750.83
Bill Pmt -Check	06/24/2026	1096	Nancy Bilicich		2,243.94	705,506.89
Bill Pmt -Check	06/24/2026	1097	Nancy Hobert		9,876.43	695,630.46
Bill Pmt -Check	06/24/2026	1098	Nancy Tsai		3,298.77	692,331.69
Bill Pmt -Check	06/24/2026	1099	Nick and Kristi Haas		3,298.77	689,032.92
Bill Pmt -Check	06/24/2026	1100	Norman Kawano		1,802.82	687,230.10
Bill Pmt -Check	06/24/2026	1101	Pam Koziar		2,243.94	684,986.16
Bill Pmt -Check	06/24/2026	1102	Pat Waite		2,243.94	682,742.22
Bill Pmt -Check	06/24/2026	1103	Patricia Da Silva		3,298.77	679,443.45
Bill Pmt -Check	06/24/2026	1104	Patrick and Lisa Dobbins		1,802.82	677,640.63
Bill Pmt -Check	06/24/2026	1105	Patrick and Sarah Gibbs		16,317.73	661,322.90
Bill Pmt -Check	06/24/2026	1106	PDA		2,243.94	659,078.96
Bill Pmt -Check	06/24/2026	1107	Penny Lave		3,298.77	655,780.19
Bill Pmt -Check	06/24/2026	1108	Peter and Leemon Bekey		2,243.94	653,536.25
Bill Pmt -Check	06/24/2026	1109	Phil Gonsalves		2,243.94	651,292.31
Bill Pmt -Check	06/24/2026	1110	Puffin Place LLC		17,334.22	633,958.09
Bill Pmt -Check	06/24/2026	1111	Rachel Fresco		2,243.94	631,714.15
Bill Pmt -Check	06/24/2026	1112	Radhika Malpani		9,876.43	621,837.72
Bill Pmt -Check	06/24/2026	1113	Randee McQueen		1,802.82	620,034.90
Bill Pmt -Check	06/24/2026	1114	Richard Dickson & Michelle Travis		16,854.75	603,180.15
Bill Pmt -Check	06/24/2026	1115	Richard Peattie		3,300.77	599,879.38
Bill Pmt -Check	06/24/2026	1116	Richard Rava and Elisa Neipp		3,298.77	596,580.61
Bill Pmt -Check	06/24/2026	1117	Rob and Natalie Allen		19,021.97	577,558.64
Bill Pmt -Check	06/24/2026	1118	Ronald Cali		2,243.94	575,314.70
Bill Pmt -Check	06/24/2026	1119	Sanford Wolf		2,243.94	573,070.76
Bill Pmt -Check	06/24/2026	1120	Stephanie and Jason Johnson		3,298.77	569,771.99
Bill Pmt -Check	06/24/2026	1121	Susan Renwick		9,876.43	559,895.56
Bill Pmt -Check	06/24/2026	1122	Thorburn Family Living Trust		18,216.44	541,679.12
Bill Pmt -Check	06/24/2026	1123	Triangle House LLC		19,021.97	522,657.15
Bill Pmt -Check	06/24/2026	1124	Vaibhav Kothari & Soniya Chopada		9,876.43	512,780.72
Bill Pmt -Check	06/24/2026	1125	Vaishali and Pawan Kumar		2,243.94	510,536.78
Bill Pmt -Check	06/24/2026	1126	Wayne Fournay		2,243.94	508,292.84
Bill Pmt -Check	06/24/2026	1127	Y Nhu Hager		2,243.94	506,048.90
Bill Pmt -Check	06/24/2026	1128	Wendy L. Cumming, CPA		2,493.75	503,555.15
Deposit	06/30/2026		County of Santa Cruz	88,983.38		592,538.53
Total 100005 - WCCB Repair Account				90,133.38	697,759.31	592,538.53
TOTAL				235,773.61	702,925.06	2,428,998.90



Pajaro Dunes Association GHAD

June 12, 2026

Attn: Sarah Mansergh, Clerk
2661 Beach Road, Building 1
Watsonville, CA 95076

SUBJECT: Annual Habitat Monitoring Survey Report for Pajaro Dunes GHAD Habitat Restoration Project, Santa Cruz County, California.

Dear Sarah Mansergh:

This report contains the findings of MNS Engineers, Inc. (MNS) annual habitat monitoring survey conducted for the Pajaro Dunes Geological Hazard Abatement District (GHAD) Habitat Restoration Project (project) in the City of Watsonville, Santa Cruz County, California. The survey was performed during the spring 2026 flowering season focusing on the project restoration site. Special attention was given to listed special-status species known to occur within the vicinity of the project restoration site and surrounding area. This report includes the project information, regulatory framework, methods, results, and conclusions and recommendations for future actions based on the survey findings.

1 Project Information

The project restoration site is located in the southern portion of Pajaro Valley in Watsonville, California (Attachment A, Figure 1, *Regional Vicinity*). It is located north of the Pajaro River, east of the Pacific Ocean, south of West Beach Street, and west of the Watsonville Slough. The project site is situated in Range 1 East, Township 12 South, Section 1 on the USGS *Moss Landing, California* 7.5-minute quadrangle (Figure 2, *Project Location*). The project site totals approximately 2,240 square feet and is at the southwestern end of the Puffin Lane cul-de-sac in Lot 141 (Figure 3, *Project Restoration Area*).

The project restoration site supports a sand-dune dominated ecosystem consisting of coastal dune scrub, a sensitive and protected habitat, and habitat for special-status species (MNS 2025a). The 2,240 square-foot site incurred temporary impacts as a result of construction activities during the September 2025 seawall repair phase of the project. Because the area sustained unavoidable temporary impacts because of construction activities, compensatory mitigation through restoration was required as part of the County of Santa Cruz's (County) Conditions of Approval (County of Santa Cruz 2025). MNS prepared the *Pajaro Dunes Seawall Revetment Project Habitat Restoration and Enhancement Plan* ("Restoration Plan"; MNS 2025b). The restoration and enhancement installation was implemented by local non-profit organization, Watsonville Wetlands Watch on January 15 and 16, 2026. Per the Restoration Plan and County requirements, MNS is currently overseeing a 5-year restoration performance period and conducting monthly site visits in addition to the annual habitat monitoring survey.

2 Regulatory Background

This section provides relevant federal, state, and local regulations for special-status plant species and habitats. For the purposes of this report, special-status plant species include taxa that are:

- Listed as threatened or endangered under Federal Endangered Species Act (FESA) or California Endangered Species Act (CESA);
- Designated as rare under the California Natural Plant Protection Act (CNPPA);
- Assigned a California Rare Plant Rank (CRPR) of 1A, 1B, 2A, or 2B by the California Native Plant Society (CNPS); or
- Considered locally significant or otherwise sensitive by resource agencies or local jurisdictions.

Federal Endangered Species Act

The FESA of 1973 (16 United States Code [USC] Section 1531 et seq.) protects plant and wildlife species listed as threatened or endangered by the United States Fish and Wildlife Service (USFWS). Under Section 9 of FESA, endangered plant species are protected from malicious destruction on federal lands and from removal, damage, or destruction in violation of state law. Section 7 of FESA requires federal agencies to ensure that actions they authorize, fund, or carry out do not jeopardize the continued existence of listed species or adversely modify designated critical habitat.

Plant species designated as candidates, proposed for listing, threatened, or endangered by the USFWS may occur within suitable habitat in California and are considered sensitive biological resources during environmental review.

California Environmental Quality Act

The California Environmental Quality Act (CEQA; Public Resources Code Section 21000 et seq.) requires public agencies to identify and evaluate potentially significant environmental impacts of proposed projects. Appendix G of the CEQA Guidelines identifies impacts to special-status plant species and sensitive natural communities as potentially significant if a project would have substantial adverse effects on 1) any species identified as candidate, sensitive, or special-status in local or regional plans, policies, or regulations, or by the California Department of Fish and Wildlife (CDFW) or USFWS; or 2) riparian habitat or other sensitive natural communities identified by CDFW or USFWS.

Special-status plant species considered under CEQA typically include:

- Species listed or proposed for listing under FESA or CESA;
- CRPR 1A, 1B, and 2 species maintained by the CNPS;
- Species designated as rare under the CNPPA; and
- Locally rare or otherwise sensitive species.

California Endangered Species Act

The CESA (Fish and Game Code Section 2050 et seq.) protects plant and animal species listed by the State of California as threatened, endangered, or candidate species. CESA prohibits the take of listed plant species except as authorized by CDFW. State-listed plant species receive additional protection under the CNPPA.

California Native Plant Protection Act

The CNPPA (Fish and Game Code Section 1900 et seq.) protects California-listed rare and endangered plants and

prohibits the taking of listed plant species without authorization from CDFW. The CNPPA requires state agencies to conserve endangered and rare native plants and provides authority for designating plant species as rare or endangered.

Local Regulations

Per the Santa Cruz County’s Sensitive Habitat Protection Ordinance (Chapter 16.32), habitats which support special-status species are considered sensitive and all unavoidable temporary and permanent impacts must be adequately compensated for. Additionally, the California Coastal Act’s Environmentally Sensitive Habitat Areas (ESHA) protects coastal habitats which support special-status species.

3 Methods

3.1 Field Surveys

The annual habitat monitoring survey was conducted in the project restoration site during the spring 2026 flowering season following the guidelines described in the *CNPS Botanical Survey Guidelines* (CNPS 2001), *Protocols for Surveying and Evaluating Impacts to Special Status Native Plant Populations and Sensitive Natural Communities* (CDFW 2018), and *Guidelines for Conducting and Reporting Botanical Inventories for Federally Listed, Proposed and Candidate Plants* (USFWS 2000).

The survey was conducted by MNS qualified biologist Catherine Shannon, on May 19, 2026 (Table 1, *Survey Details*). Site characteristics such as soil condition, topography, hydrology, anthropogenic disturbances, indicator species, and condition of on-site vegetation communities and land covers were noted. The study area was assessed systematically on foot by walking transects that varied were approximately 33 feet apart (as accessible) depending on plant density and visibility to allow for 100 percent coverage necessary to inventory plant species. The survey focused on the entire project restoration site, as well as adjacent areas where previously mapped populations of Monterey spineflower (*Chorizanthe pungens* var. *pungens*) and Monterey indian paintbrush (*Castilleja latifolia*) are known to occur (MNS 2025b).

Plant nomenclature used in this memorandum follows the Jepson eFlora (Jepson Flora Project 2026). If present, special-status plant populations were documented by counting the total number of individual occurrences and recording their locations with a GPS unit. All species encountered were identified to the taxonomic level necessary to determine rarity and listing status.

Table 1. Survey Details

Survey	Date	Surveyor(s)	Survey Hours	Weather Conditions
1	May 19, 2026	Catherine Shannon	7:45am – 9:30am	69°F, 1-8mph, sunny

4 Results

4.1 Habitat Assessment

The project restoration site occupies gently sloping sand dunes within the Central Coast subregion of the California Floristic Province (Jepson Flora Project 2026), sitting at elevations between approximately 22 and 28 feet (6–9 meters) above mean sea level. The land tilts predominantly toward the east. According to the *Custom Soil Resource Report for Santa Cruz County, California*, (USDA 2026), the project site comprised equally of Beaches and Dune Land. Site photos depicting the project restoration site and surrounding area are provided in Attachment B, *Photographic Log*.

Sensitive Habitats

The project restoration site comprised of one sensitive habitat type: coastal dune scrub. Coastal dune scrub is classified as a sensitive habitat by both the CDFW and Santa Cruz County. Coastal dune scrub stands are typically associated with partially stabilized foredunes and ridges along the California coastline. These stands are moderately protected from waves and wind, require sandy, well-draining soils, and are characterized by dense herbaceous covers with intermixed shrubs less than 3 feet in height.

Special-Status Plant Species

There were no special-status plant species identified within the project restoration site during the survey. Multiple colonies of Monterey spineflower (CNPS 1B.2; federally threatened; County considered as rare) and clumps of Monterey Indian paintbrush (CNPS 4 watch list; locally unique species) were confirmed as present within the dunes south of the survey area where they have previously been mapped and flagged for avoidance. A complete list detailing a total of 18 native, naturalized, and invasive plant species which were observed and recorded is provided in Attachment C, *Species Observations*.

4.2 Restoration Performance

As part of the Restoration Plan (MNS 2025b), performance monitoring and success criteria were defined to track the restoration's establishment and adaptation over a 5-year period. The present year, 2026, is the first and most crucial year to ensure the native species planted can settle into the site and become adequately established. A total of 11 native plant species varieties were chosen to revegetate the project restoration site, totaling 170 plants (MNS 2026). Only 144 plants were required to meet the 1:1 compensatory mitigation requirement set by the County. During the survey, each plant within the project restoration site was counted and recorded to track survivorship of each species (Table 2, *Restoration Survivorship*). Part of the performance monitoring and success criteria defines total percent coverage of both invasive/weed species and native species within the restoration site. However, during the first year after the restoration installation, the total percent coverage is not quantified due to the fluctuations in plant growth and establishment; total percent coverage data will be provided in the following year's 2027 habitat monitoring survey report and end-of-year report submitted to the County.

Table 2. Restoration Survivorship

Scientific Name	Common Name	January 2026 Quantity	June 2026 Quantity
<i>Camissoniopsis cheiranthifolia</i>	Beach Primrose	30	28
<i>Carex pansa</i>	Dune Sedge	20	13
<i>Chorizanthe pungens</i> var. <i>pungens</i>	Monterey spineflower	Seedbank	No seedlings observed
<i>Dudleya caespitosa</i>	Sea lettuce	12	9
<i>Ericameria ericoides</i>	Mock heather	6	6
<i>Erigeron glaucus</i>	Seaside daisy	30	29
<i>Eriogonum latifolium</i>	Coast buckwheat	4	2
<i>Eriophyllum staechadifolium</i>	Lizard tail	30	23
<i>Eschscholzia californica</i>	California poppy	12	6
<i>Lupinus arboreus</i>	Bush lupine	26	25
Total		170	141

A total of 141 plants remained within the project restoration site, with a net loss of 26 plants. No Monterey spineflower seedlings were observed sprouting from the seedbank which had been raked into the sand following the planting in January 2026. Any flags that had no live material remaining were removed; any damaged or missing flags were replaced to ensure proper marking of each living plant.

The plants installed closest to the top of the dune in the western section of the site exhibited higher mortality and slower growth compared to the rest of the site due to the unprotected nature of the location. Straw wattles were installed along the western border to mitigate wind stress and minimize sand covering juvenile plants and damaging them before they were able to adequately establish.

The plants installed within the central and eastern sections of the site exhibited rapid growth and were beginning to flower at the time of the survey. Bush lupines and beach primroses presented with the most growth, more than tripling in size since the planting in January 2026. Naturally occurring beach primrose seedlings were occurring along the edges and sporadically within the project restoration site. Bush lupine, California poppy, and beach primrose are short-lived perennial species, and will exhibit dieback during the winter season before re-emerging in the spring from buried root systems and seedbank. Multiple mock heather individuals were observed with a fasciation growth pattern, which is caused by abnormal mutations creating a crested, flattening elongation of the vegetation. Fasciation is generally harmless but should be monitored to ensure it is not inhibiting the plant's ability to grow into a healthy adult, and fasciated sections should be removed if it becomes a concern.

Ice plant and European dune grass continue to grow along the edges of the project restoration site. The onsite maintenance team is doing an excellent job of removing invasives and weeds as they encroach the restoration boundaries.

5 Conclusions

Based on the results of the 2026 habitat monitoring survey, the project restoration site shows positive indication of native plant establishment and growth. The upper western section of the site is a challenging area due to higher exposure to natural wind and sand elements but has shown resilience and has benefitted from the installation of a straw wattle barrier. A total of 26 of the original plants have died since January 2026, bringing the onsite total to 141, only 3 short of the performance goal for the first year. Depending on the coverage of naturally occurring seedlings by the end of the year, no additional plants may need to be replaced to stay compliant with performance success criteria. Flags marking the short-lived perennial species (California poppy, beach primrose, and bush lupine) should not be removed once dieback occurs in the winter season as these species will regrow from the existing root system or surrounding seedbank the following spring. The onsite Pajaro Dunes maintenance team continues to maintain the project restoration site free of encroaching weeds and hand waters for each flagged plant on a regular basis.

Please do not hesitate to contact me or Josh Reece should you have any questions or require further information.

Sincerely,

BKF Engineers



Catherine Shannon, ISA
Associate Biologist

(951) 384-0812
catherine.shannon@bkf.com



Josh Reece, MS, PhD
Natural Resources Practice Director

(951) 384-0711
josh.reece@bkf.com

References

- CDFW (California Department of Fish and Wildlife). 2018. *Protocols for Surveying and Evaluating Impacts to Special Status Native Plant Populations and Sensitive Natural Communities*. Accessed online at: <https://nrm.dfg.ca.gov/FileHandler.ashx?DocumentID=18959&inline>.
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List of Preparers

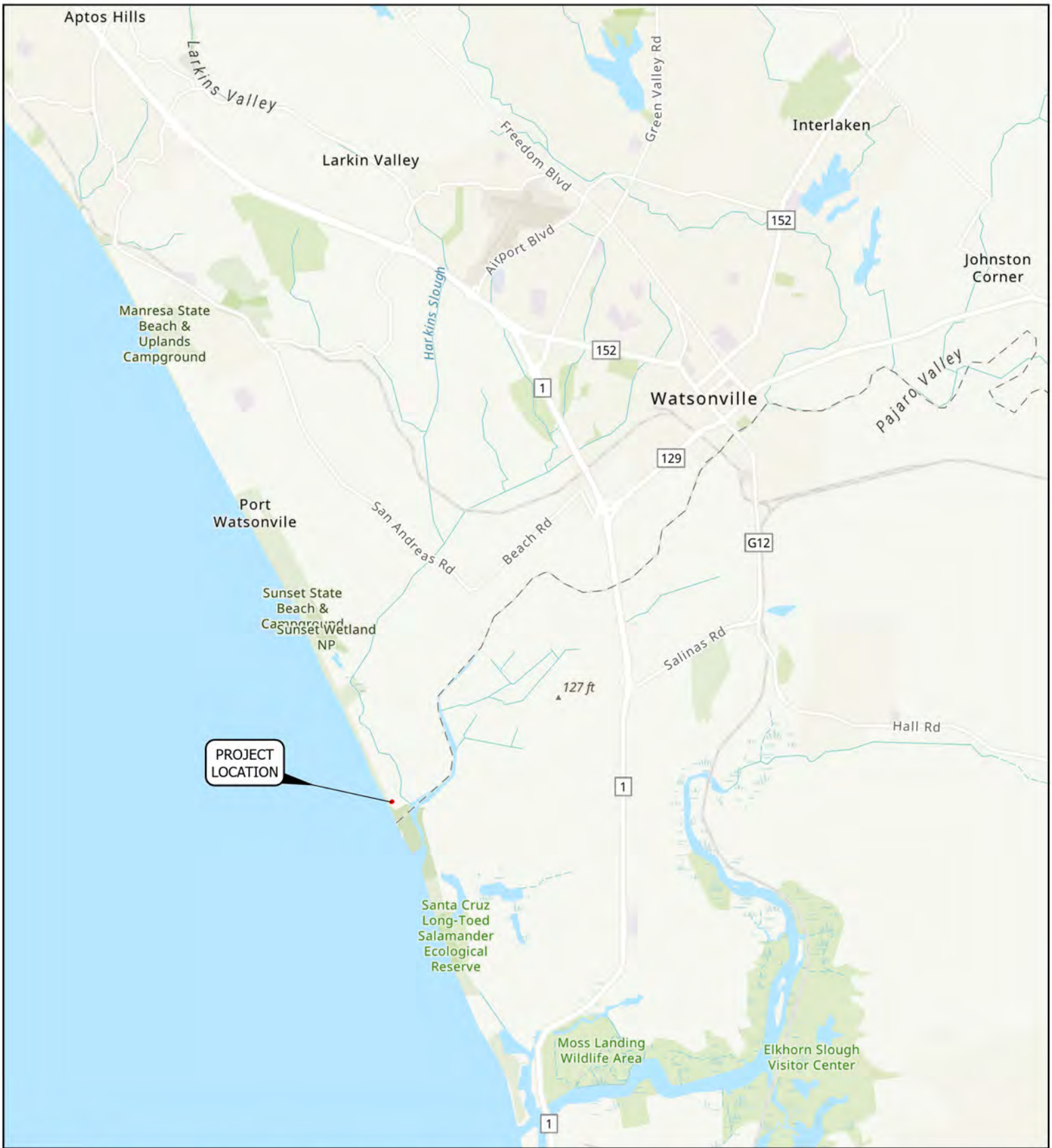
Callie Amoaku – Senior Biologist

Catherine Shannon, ISA – Associate Biologist

Maggie Martinez-Jansen – GIS Specialist

Attachment A

Figures



MNS

STRONGER BY DESIGN

PAJARO DUNES HABITAT RESTORATION PROJECT

FIGURE 1: REGIONAL VICINITY



PROJECT LOCATION



STRONGER BY DESIGN



MNS

PAJARO DUNES HABITAT RESTORATION PROJECT

FIGURE 2: PROJECT LOCATION



0 250 500 Feet
0 0.05 0.1 Miles



PROJECT AREA



PARCEL BOUNDARY



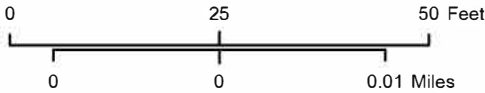
STRONGER BY DESIGN



MNS

PAJARO DUNES HABITAT RESTORATION PROJECT

FIGURE 3: PROJECT RESTORATION AREA



-  PHOTO POINT LOCATION
-  PROJECT AREA
-  PARCEL BOUNDARY

Attachment B

Photographic Log

Attachment B – Photographic Log



Photo 1. Viewing southwest at from the eastern edge of the project site at Photo Point 1.

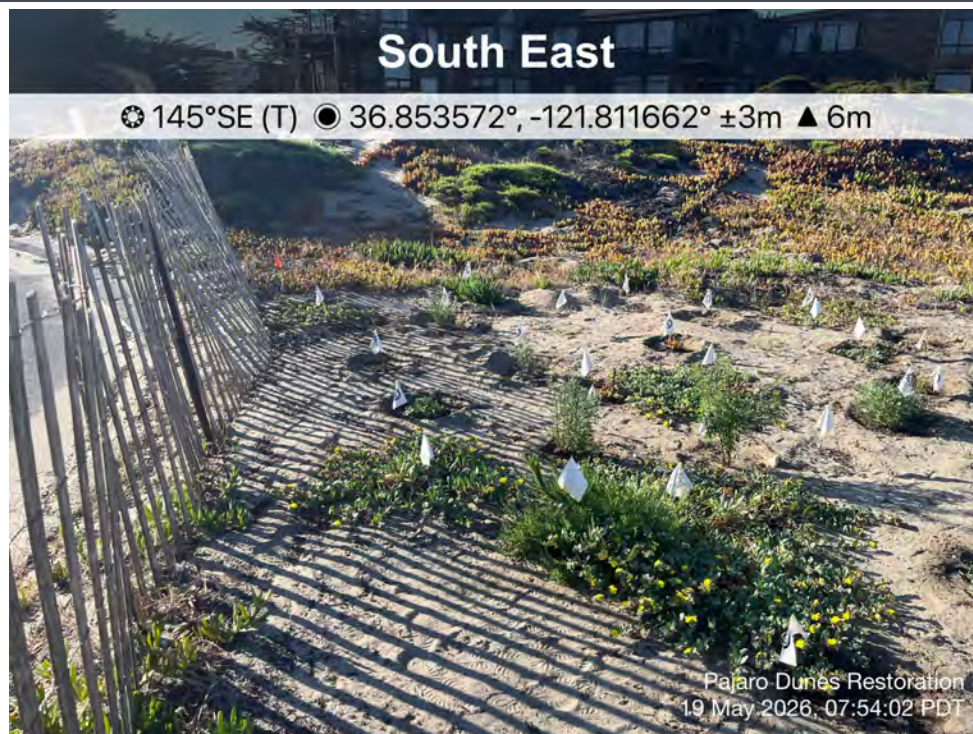


Photo 2. Viewing southeast at the eastern section of the project site with fence barrier.



Photo 3. Viewing northeast at the central and eastern sections of the project site at Photo Point 2.



Photo 4. Viewing west up the sloping dune towards the central and seaward side of the project site.



Photo 5. Viewing west at the straw wattle barrier surrounding the top western section of the project site.



Photo 6. Viewing northeast at the straw wattle barrier surrounding the top western section of the project site at Photo Point 3.



Photo 7. Looking northeast at the top western edge of the project site viewing down the eastern slope.



Photo 8. Top of western section of project site where higher plant mortality occurred. Remaining plants were unburied and depression created for easier watering and visibility.



Photo 9. Flagged Monterey spineflower colonies along southern boardwalk southwest of the project site.

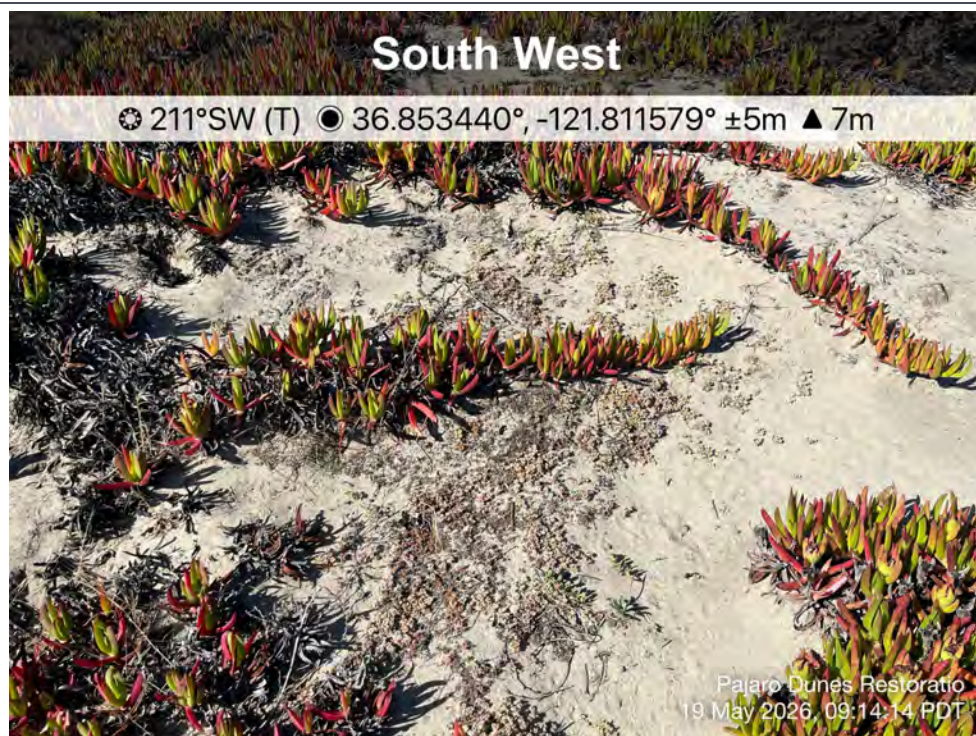


Photo 10. Monterey spineflower colonies along southern boardwalk dunes southwest of the project site.

Attachment C

Species Observations

Attachment C – Species Observations

Plant Species

Angiosperms – Vascular Dicots			
Family	Scientific Name	Common Name	Status
Aizoaceae	<i>Carpobrotus</i> spp.	Ice plant	Invasive
Asteraceae	<i>Ericameria ericoides</i>	Mock heather	Native
Asteraceae	<i>Erigeron glaucus</i>	Seaside daisy	Native
Asteraceae	<i>Eriophyllum staechadifolium</i>	Lizard tail	Native
Asteraceae	<i>Eschscholzia californica</i>	California poppy	Native
Asteraceae	<i>Heterotheca grandiflora</i>	Telegraph weed	Non-native
Crassulaceae	<i>Dudleya caespitosa</i>	Sea lettuce	Native
Fabaceae	<i>Lupinus arboreus</i>	Bush lupine	Native
Myrtaceae	<i>Eucalyptus</i> sp.	Eucalyptus	Non-native
Nyctaginaceae	<i>Abronia latifolia</i>	Coastal sand verbena	Native
Nyctaginaceae	<i>Abronia umbellata</i>	Pink sand verbena	Native
Onagraceae	<i>Camissoniopsis cheiranthifolia</i>	Beach evening primrose	Native
Orobanchaceae	<i>Castilleja latifolia</i>	Monterey indian paintbrush	Native; 4.3
Polygonaceae	<i>Chorizanthe pungens</i> var. <i>pungens</i>	Monterey spineflower	Native; FT, 1B.2
Polygonaceae	<i>Eriogonum latifolium</i>	Coast buckwheat	Native
Angiosperms – Vascular Monocots			
Family	Scientific Name	Common Name	Status
Cyperaceae	<i>Carex pansa</i>	Dune Sedge	Native
Poaceae	<i>Ammophila arenaria</i>	European dune grass	Invasive
Poaceae	<i>Bromus diandrus</i>	Great brome	Non-native

STAFF REPORT

To: Board of Directors

From: Finance Committee

Subject: Repair Project Cash and Debt Management Strategy

Recommendation

Staff recommends that the Board:

1. Authorize a one-time optional penalty-free prepayment of \$245,000, as confirmed by the lender.
2. Direct staff to obtain a revised amortization schedule reflecting the prepayment.
3. Continue collecting assessments through approximately September 2029 to pay for annual debt retirement.
4. Direct staff to evaluate retiring the remaining debt after the prepayment penalty period expires, if financially advantageous.

Background

In October 2025, the District obtained a loan in the original amount of \$1,225,000 to finance the Repair Project. As construction progressed, actual project expenditures were lower than originally anticipated, resulting in approximately \$627,000 of restricted project cash remaining. The lender has confirmed that the District may make a one-time penalty-free prepayment of \$245,000, representing 20 percent of the original loan amount.

Current Financial Position

Item	Amount
Restricted Repair Project Checking Account	\$627,000
Penalty-Free Prepayment	(\$245,000)
Reserve for Sept. 2026 Debt Service	(\$145,000)
Estimated Remaining Restricted Cash	\$237,000
Current Loan Balance	\$902,000

Analysis of Alternatives

Staff evaluated maintaining the existing repayment schedule, reducing assessments without prepayment, making the penalty-free prepayment alone, and combining the prepayment with continued assessments through approximately September 2029. Based on this evaluation, the combined strategy best balances reduced financing costs, preservation of liquidity, continued investment earnings, and long-term flexibility.

Fiscal Impact

The recommended strategy is expected to reduce overall financing costs while preserving adequate reserves and allowing the District to evaluate early retirement of the remaining

debt after the penalty period expires. The debt service would be \$165,000 for next year but will be approx. \$145,000 if we do the paydown. The debt is allocated to those that did not prepay based on their proportional benefit.

Conclusion

The recommended debt management strategy demonstrates prudent financial stewardship by reducing interest expense, maintaining sufficient restricted reserves, and minimizing the long-term financial burden on assessed payers.

DRAFT

**PAJARO DUNES GEOLOGIC HAZARD ABATEMENT DISTRICT - ZONE 1
BUDGET FOR FOR THE FISCAL YEAR ENDED JUNE 30, 2027 UPDATED
JULY 2026**

FUNDING SOURCES FOR ZONE 1	FY27 Spending Budget	Assessment Reduced By Cash In Reserves	DRAFT FY27 Assessment	
Property Assessments:			\$ 408,089	
From Members (less parcels prepaid)			397,262	
From PDA for Stairways			10,826	
Interest income (Current Rate 2.48% on Emerg. Res. Fund)			20,000	
Total Revenue for Zone 1			428,089	
Administrative and Operating Expenses				
General and Administrative Expenses				
Printing and mailings	\$ 1,865	\$ -	\$ 1,865	
Communications and Website maintenance	1,865	-	1,865	
Office Supplies	684	-	684	
Advertising	622	-	622	
Insurance	19,200		19,200	
Membership Dues	622	-	622	
Total General and Administrative Expenses	24,857	-	24,857	
Professional Services				
Legal Consultant	22,383	-	22,383	
Contract costs for Assessment calculations	3,955	-	3,955	
Audit Fees	12,435	-	12,435	
PDA (Lot 141) vegetation management till FY31	7,200		7,200	New
Accountant Contract	22,383	-	22,383	
Engineer Fees/County permit	146,301	-	146,301	
Clerk Contract/Admin. & Outreach	10,445	-	10,445	
Total Professional Services	225,102	-	225,102	
Special District Compliance Costs				
Elections	3,079		3,079	
Board and Clerk Training	2,736		2,736	
Total Special District Compliance Costs	5,815	-	5,815	
Seawall Inspection	7,315	-	7,315	
Total Administrative and Operating Expenses	263,089	-	263,089	
Debt Service:				
Loan payments EverBank (Princ. And Int.)	145,000		145,000	Updated
Total Budget	\$ 428,089		\$ 428,089	

Note ~ Debt Assessment only on Members who did not prepay

**BOARD OF DIRECTORS
PAJARO DUNES GEOLOGIC HAZARD ABATEMENT DISTRICT**

**Resolution Authorizing Penalty Free Prepayment and Reamortization of Loan for the
Seawall Maintenance Project**

Resolution No. 2026-02

WHEREAS, as is set forth in the Pajaro Dunes Geologic Hazard Abatement District (“District) Plan of Control, the District was formed for the purpose of inspecting, maintaining and repairing the revetment seawall and riverwall located within the District; and

WHEREAS, the District has funds available in the Seawall Maintenance Account; and

WHEREAS, the District has a desire to reduce overall loan costs; and

WHEREAS, the District deems it advantageous to reduce the payment timeline of the Seawall Maintenance Project Loan.

NOW THEREFORE, BE IT HEREBY RESOLVED by the Board of the Pajaro Dunes Geologic Hazard Abatement District that the

PASSED AND ADOPTED by the Board of Directors of the Pajaro Dunes Geologic Hazard Abatement District of the County of Santa Cruz, State of California, this 25th day of July, 2026, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Patrick Dobbins, President, Board of Directors

ATTEST _____
Sarah Mansergh, Clerk of the Board

**BOARD OF DIRECTORS
PAJARO DUNES GEOLOGIC HAZARD ABATEMENT DISTRICT**

Resolution Authorizing Survey and Reestablishment of Survey Pins for Future Surveys

Resolution No. 2026-03

WHEREAS, as is set forth in the Pajaro Dunes Geologic Hazard Abatement District (“District) Plan of Control, the District was formed for the purpose of inspecting, maintaining and repairing the revetment seawall and riverwall located within the District; and

WHEREAS, the District commissions yearly inspections and routine LiDAR surveys of the seawall and that those surveys rely on reference points of surveyed mag pins; and

WHEREAS, the District been informed that several of the survey point pins have been paved over during recent road construction;

NOW THEREFORE, BE IT HEREBY RESOLVED by the Board of the Pajaro Dunes Geologic Hazard Abatement District that the pins be resurveyed and that more permanent markings be placed in case of future road construction. The Board authorizes \$7,500 for this project.

PASSED AND ADOPTED by the Board of Directors of the Pajaro Dunes Geologic Hazard Abatement District of the County of Santa Cruz, State of California, this 25th day of July, 2026, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Patrick Dobbins, President, Board of Directors

ATTEST _____
Sarah Mansergh, Clerk of the Board

GIS FILE PATH: \\haleyaldrich.com\share\granite\2019\190780-PajaroDunesGHAD-SeawallMonitoring\GIS\src\207516_000_PAJARO DUNES.aprx - USER: jpfau - LAST SAVED: 5/27/2026 10:52 AM

GNSS_Heigh	Northing	Easting	Source	FinalName	Status_2025
16.983	1771643.644	6178120.238	CEGTrimble	gcp-2	NEW MAG PIN - NEEDS TO BE MEASURED
21.25	1772560.014	6177621.539	CEGTrimble	gcp-3	NEW MAG PIN - NEEDS TO BE MEASURED
19.986	1773979.633	6177098.465	CEGTrimble	gcp-4	NEW MAG PIN - NEEDS TO BE MEASURED
21.014	1775108.206	6176567.265	CEGTrimble	gcp-5	NEW MAG PIN - NEEDS TO BE MEASURED
10.298	1775646.747	6176506.882	CEGTrimble	gcp-7	NEW MAG PIN - NEEDS TO BE MEASURED
9.401	1776865.436	6176248.092	CEGTrimble	gcp-9	NEW MAG PIN - NEEDS TO BE MEASURED
9.52	1772604.4535	6177947.0043	BowmanWilliamsSurvey	GCP #1 (MAG20)	ALREADY HAS SURVEYOR MEASUREMENT
10.2	1774068.978	6177352.1661	BowmanWilliamsSurvey	GCP #2 (MAG22)	NEW MAG PIN - NEEDS TO BE MEASURED
14.68	1771854.1018	6178372.773	BowmanWilliamsSurvey	GCP #3 (MAG25)	ALREADY HAS SURVEYOR MEASUREMENT
9.69	1773360.3366	6177782.4524	BowmanWilliamsSurvey	GCP #4 (MAG10114)	ALREADY HAS SURVEYOR MEASUREMENT

LEGEND

ALREADY HAS SURVEYOR MEASUREMENT

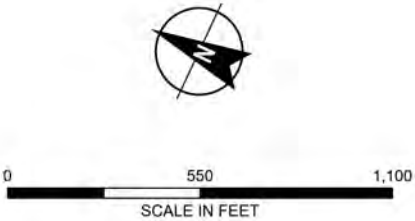
NEW MAG PIN - NEEDS TO BE MEASURED

- NOTES
1. ALL LOCATIONS AND DIMENSIONS ARE APPROXIMATE.

2. LOCATIONS WITH NEW MAG PIN ARE PLACED WHERE 2019 CE&G CONTROL POINTS PREVIOUSLY EXISTED PRIOR TO ROAD REPAVING. THESE POINTS WILL NEED TO BE MEASURED BY A LICENSED SURVEYOR.

3. LOCATIONS STILL EXISTING FROM 2020 SURVEYOR MEASUREMENTS MAY STILL NEED TO BE REMEASURED BY A LICENSED SURVEYOR.

3. AERIAL IMAGERY SOURCE: H&A LIDAR FLIGHT, JANUARY 29, 2026.



HALEYALDRICH

ROCK REVETMENT REPAIR
PAJARO DUNES GHAD
PAJARO DUNES RESORT, WATSONVILLE, CALIFORNIA

GROUND CONTROL
POINT RECOVERY

MAY 2026

FIGURE 1

**BOARD OF DIRECTORS
PAJARO DUNES GEOLOGIC HAZARD ABATEMENT DISTRICT**

Resolution Updating the Yearly Meetings from 6 per Year to 4 per Year

Resolution No. 2026-04

WHEREAS, as is set forth in the Pajaro Dunes Geologic Hazard Abatement District (“District”) Plan of Control, the District was formed for the purpose of inspecting, maintaining and repairing the revetment seawall and riverwall located within the District; and

WHEREAS, the District has just completed a major restoration project on the seawall which required a higher frequency of meetings; and

WHEREAS, the District determines that there will be less business to conduct throughout the year and has determined that fewer meetings will be necessary.

NOW THEREFORE, BE IT HEREBY RESOLVED by the Board of the Pajaro Dunes Geologic Hazard Abatement District that the GHAD Meeting Policy be updated per the attached Exhibit A.

PASSED AND ADOPTED by the Board of Directors of the Pajaro Dunes Geologic Hazard Abatement District of the County of Santa Cruz, State of California, this 25th day of July, 2026, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Patrick Dobbins, President, Board of Directors

ATTEST _____
Sarah Mansergh, Clerk of the Board



PAJARO DUNES GEOLOGIC HAZARD ABATEMENT DISTRICT
Regular Meeting Policy

The Pajaro Dunes Geologic Hazard Abatement District (a California Special District) meeting policy shall be in conformity of the Brown Act. To follow are the rules of the District's meeting policy:

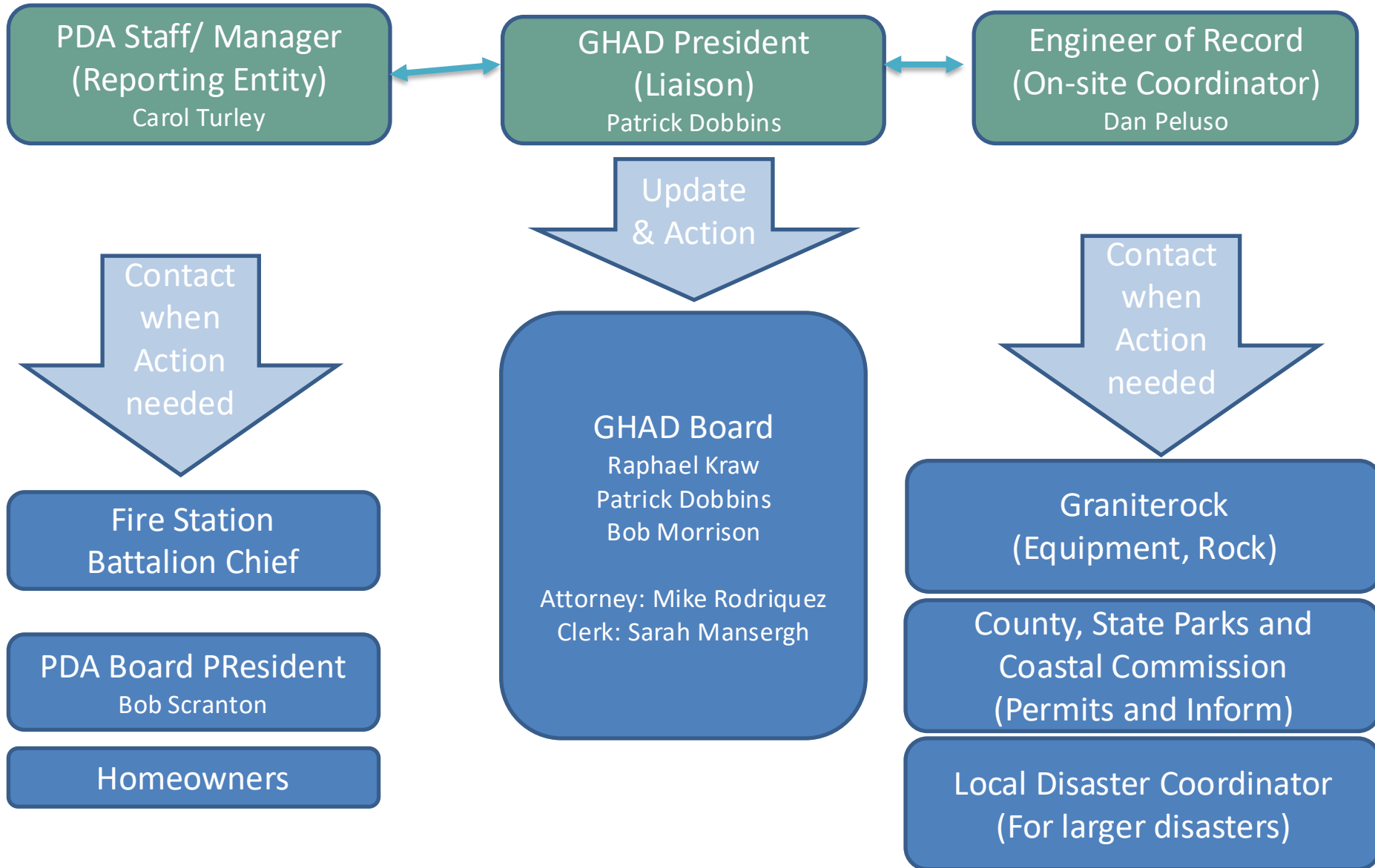
- Regular Meetings shall be held in May and December in coordination with the PDA Homeowners meetings.
- Regular Meetings shall also be held on the 1st Saturday of the month in March and August.
- Regular Meeting times shall be established when meeting dates are set, with a priority to come before or after Pajaro Dunes Association's meetings.
- Regular Meetings shall be held in the Board Room at Pajaro Dunes, but can be changed to Sandpiper Center at the Dunes Hall, or the Meadow Room. All buildings are accessed via 2661 Beach Road, Watsonville, California 95076
- Regular Meeting dates shall be confirmed at each meeting for the following meeting
- Regular Meetings agendas are to be posted on the District's website.
- Agenda's for regular meetings are to be posted a minimum of 72 hours prior to the meeting.
- Agendas are to be displayed on the Board Room, the display case on the fence facing Beach Road, and any new bulletin posting locations established by the Paaro Dunes Association.
- Meeting dates can be changed by an action of the President of the Board to cancel, change a meeting time, or by a change in the future date of a meeting.
- If a meeting date is changed the Clerk or President must notify all Board members by email or phone. The change must be posted on the District's website. Also, the change in meeting date and time must be posted on an updated agenda marked with the new date, and all posted agendas must be updated.

A good faith effort will be made to comply with the policy, but failure to meet any particular requirement, unless mandated by law, shall not be grounds for cancellation of a meeting or invalidation of any action taken at the same.



Emergency Action Plan

Contact Tree



Responsibilities

PDA Staff/ Manager (Reporting Entity)

- 1) Identifies event
- 2) Locate and document (pics, video)
- 3) Contact GHAD President (or other active member)
- 4) Contact Board President and Fire Station
- 5) Provide access for Engineer and work teams
- 6) Contact Homeowners after decisions

GHAD President (Liaison)

- 1) Assesses and chooses action
- 2) Consults with the EOR and determines actions needed.
- 3) Calls Emergency GHAD Board meeting or Updates GHAD Board
- 4) Communicates with PDA Staff/Manager and or Board President during incident
- 5) Releases Emergency Funds

Engineer of Record (On-site Coordinator)

- 1) Coordinates with GHAD President
- 2) Determines urgency and severity of the incident
- 3) Acts as on-site coordinator
- 4) Determines contractors, supplies, equip needed and coordinates delivery etc.
- 5) Assess if permits needed and coordinates applications
- 6) Informs PDA Gatehouse of List of contractors coming on-site, and PDA staff on any other issues.