

# EMERY COVE

## YACHT HARBOR

**MAR 2017**

**EMERY COVE MARINA  
CONDOMINIUM ASSOCIATION**

**LOCATION:**

3300 Powell Street #203  
Emeryville, CA 94608

**CONTACT:**

Phone: 510-428-0505  
Fax: 510-428-4940  
Security: 510-435-0740  
Email: info@emerycove.com  
Website: www.emerycove.com

**STAFF:**

Harbor Master: Diane Isley  
Assistant Harbor Master:  
Michael Brennan  
Administration:  
Becca Gross / Lara Scriba  
Maintenance: Abe Martin  
Security: Chris Rainsford

**BOARD OF DIRECTORS:**

Larry W, Telford, CEO  
Eva Tanner V.P. & CFO  
Bruce Storrs, Sec. & Treasurer  
Jim Devenport, Director  
Richard Kulka, Director

**ON PREMISES:**

Emeryville Yacht Club  
Rubicon Yachts  
Sailtime San Francisco  
WEBOSOLAR



## SPRING BOATING EVENTS

### SEMINAR PRESENTATION - AT EMERY COVE

**An Evening with Janneke & Wietze**  
**Long Distance Cruising - Adventures Around the World**  
**Monday March 13, 2017 - 7:00 - 8:30 pm**  
**Suite #101 Emery Cove (empty office space)**

Janneke and Wietze set sail in 2013 from the Netherlands on their 44' Bruce Roberts sailing vessel. They are both journalists and photographers and we have had the pleasure to accommodate their six month stay while docked in the San Francisco Bay area. They have been published in many venues, some of you may have read their article from December 2016 in Latitude 38 about cruisers and scientists working together to monitor plastics and debris in our oceans.

Janneke and Wietze provide presentations about their travels and discuss long distance cruising issues and lessons with folks who plan to depart on their own adventure. They have offered their lecture for our tenants and owners and we are happy to host this event. If your planning any long distance cruise this is an evening you won't want to miss. Please join us .

### EMERYVILLE DAY ON THE BAY

**Saturday March 18, 2017 10:00 am. to 2:00 pm**  
**Emeryville Marina Launch Ramp**

The Emeryville Marina, City of Emeryville, Emery Cove Yacht Harbor, Emeryville Yacht Club, Emeryville Sportfishing and Prop SF are joining together for a family day event to promote the marinas and waterfront business in Emeryville to the community. Lots of activities are scheduled:

- ▲ Sport fishing boats open for tours
- ▲ Fire Department Rescue Boat on display
- ▲ Free Vessel Safety Check -US Coast Guard Aux
- ▲ Prop SF - free ride
- ▲ Emeryville Yacht Club - knot tying lessons
- ▲ Juggler - Emery Cove tenant Dana Smith!
- ▲ Artists painting and selling their works
- ▲ Food Trucks
- ▲ Jumper for kids, face painting, games & prizes

### FREE VESSEL SAFETY CHECKS

**SATURDAY MARCH 18, 2017 10:00 a.m.- 2:00 p.m.**  
The US Coast Guard Auxiliary Flotilla will be on site for Free **Vessel Safety Checks** provided by certified recreational vessel examiners. Vessels passing the courtesy inspection will receive a 2017 VSC decal indicating compliance with all basic Coast Guard small boat safety equipment requirements. Vessels with decal are less likely to be boarded by the Coast Guard

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### Rental Rates

\$10.70 - \$11.20 per ft. downwind  
\$11.20 - \$11.70 per ft. upwind

### Slips For Sale

See page 2 for current listings.  
Call 510-428-0505 for a complete sales information package.

### 2017 Tide Books

Available free in the Harbor Office

### Free Bus

Take the Emery-Go-Round to Bart, Amtrak and around town.  
Schedule available at:  
www.emerygoround.com

# BERTH RATE INCREASE



## Vessel Safety Check Continued from Page 1

The inspection take 30 min. The inspection form is available to preview at: <http://forms.cgaux.org/archive/a7012.pdf> Vessels not meeting requirements on the first review can correct any items so they can receive a decal with a quick follow-up check. Sign up in advance at the Harbor Office 510-428-0505, reserve a specific time or come by Saturday the 18th. Our goal is to help make you, the recreational boater, better prepared and informed in pursuit of a safer boating experience. 🚤

## STRICTLY SAIL PACIFIC BOAT SHOW

**April 6- 9, 2017 Richmond, CA / Craneway Pavillion & Marina Bay Yacht Harbor** 🚤

### BERTH RATE INCREASE

This 30-day notice is in accordance with the Emery Cove Berthing Lease. Effective April 1, 2017 the monthly rental rate will be increased \$ .70 per foot per month.

This notice is for tenants docked in slips owned by Richard Kulka, the majority owner and the Emery Cove Marina Condo Association wherein the monthly rent is billed directly from the harbor office. The harbor office is not approved to increase rates for individual owner's lease agreements. Therefore, tenants renting from individual owners will be notified directly from the slip owner regarding any increase. Most owners follow the increase so you may expect to be notified.



After review of an annual rental rate survey with our competition for the marina's in this area, even after this increase we are still in the lower end for rates -see below rates - and we feel that Emery Cove will remain a fair and attractive rate for the San Francisco Bay area. The new rate for an average length slip of 40' is \$11.40 per ft. downwind and \$11.90 per ft. upwind resulting in a \$28 per month increase. Slips 40' extra wide and 45' and over start at \$11.65 per ft. downwind and \$12.15 per ft. upwind.

We appreciate your loyalty and strive to be one of the best marinas on San Francisco Bay. **New monthly rental rates effective April 1, 2017 are:**

	DOWNWIND	UPWIND
35 x 13	399.00	416.50
36 x 13	n/a	428.40
40 x 13.5	456.00	476.00
40 x 15.5	466.00	486.00
45 x 14.5	524.25	546.75
45 x 17.5	n/a	558.00
50 x 15	582.50	607.50
50 x 17.5	595.00	620.00
55 x 16	654.50	682.00
60 x 19	n/a	Market Rate

Rates for a 40' slip in local competitive harbors that we surveyed are as follows:

Marina Village	\$13.00 per ft.,
Grand Marina	\$11.78 per ft.,
Emeryville Marina	\$12.50 per ft.,
Berkeley Marina	\$12.05 per ft.,
Ballena Isle	\$11.13 per ft.,
Jack London Sq.	\$12.15 per ft.,
Marina Bay	\$10.00 per ft.,
South Beach	\$14.83 per ft.
<b>Emery Cove</b>	<b>\$11.40 down wind \$11.90 upwind</b> 🚤

## Go GREEN - EMAIL

If you received a printed Statement and Newsletter each month please let us know if we can change you over to EMAIL status instead to be environmentally friendly and save paper and the associated costs.

Thank you in advance for helping the environment!

## SLIPS FOR SALE

C-59 35' x 13'	.....\$40,500 UW
C-76 35' x 13'	.....\$40,500 UW
C-Multi** 35' x 13'	...\$39,500 (FIN)
D-34 36' x 13'	.....\$45,000 UW
D-60 36' x 13'	.....\$43,000 UW
D-68 36' x 13'	.....\$45,000 UW
D-Multi ** 36' x 13'	..\$44,100 (FIN)
B-54 40' x 13.5'	.....\$50,000
B-67 40' x 13.5'	.....\$55,000 UW (FIN)
D-30 40' x 13.5'	.....\$50,000 DW (FIN)
E-34 40' x 13.5'	.....\$49,000 UW
E-48 40' x 13.5'	.....\$49,500 UW
E-52 40' x 13.5'	.....\$48,000 UW
B D E F Multi** 40' x 13.5'	\$49,000 (FIN)
D-03 40' x 15.5'	.....\$55,000 DW
E-06 40' x 15.5'	.....\$50,000 DW (FIN)
E-09 40' x 15.5'	.....\$48,000 DW (AN)
E-10 40' x 15.5'	.....\$45,000 DW
D-09/E-54/55 40'x15.5'	\$51,450 (FIN)
A-22 45' x 14.5'	.....\$68,000 UW (AN)
B-07 45' x 14.5'	.....\$57,625 DW (FIN)
B-23 45' x 14.5'	.....Offer Pending \$57K
B-25 45' x 14.5'	.....\$80,000 DW (FIN)
F-56 45' x 17.5'	.....\$82,000 UW
F-60 45' x 17.5'	.....\$67,000 UW
A-16 50' x 15'	.....\$82,000 UW (AN)
A-35 50' x 15'	.....\$81,500 UW
G-12 50' x 15'	.....\$85,000 DW (FIN)
G-26 50' x 15'	.....\$90,000 DW (FIN)
A-10 55' x 15'	.....\$85,000 DW

\*\* Majority Owner slips - multiple slip #'s  
 Contact Harbor Office for List  
 UW=upwind; DW=downwind; ET=End Tie  
 (AN) = Assumable Note  
 (FIN) Financing Available

**Contact the Harbor Office at  
 510-428-0505 or [info@emerycove.com](mailto:info@emerycove.com)  
 for an information package.**

# HAZARDOUS WASTE

## Emery Cove provides

- Two 55 gal. drums for **waste oil** (oil only).
- 30 gal. drum for **oil filters**.
- 30 gal. drum for **used bilge pads/rags**.
- New **Absorbent pads** Free
- **NO Diesel, Gas, water or other items. A posted Fine plus removal costs for incorrect disposal items is charged.**
- We take **batteries/zinc/light bulbs** at the harbor office.
- **Recycle** - dumpster near each gate front for bottles/cans. 2-yard bin at F/G & ABCS dumpster for paper/cardboard/plastic items.
- **Monofilament** - inside each gate front
- **Porta-Pottie disposal** - a quick-release attachment for the pump-out station for Porta-Potties is available from the harbor office.



Epoxy, Mortar, Stucco, Cement, Wood Glue.  
 Auto & Boat: Fuels, Waxes, Batteries, Additives, Motor Oil, Oil Filters, Antifreeze.  
 Garden: Sprays, Fertilizers, Ant Traps, Pesticides, Herbicides, Rat Poison, Bait.  
 Misc: Propane, Spray Cans, Pool Chemicals, Photo Chemicals, Acids & Caustics, Waxes & Polishes, Bleach & Cleaners.  
 The above is a partial list. If you have specific questions, call **510-891-6500** for details or visit [www.stopwaste.org](http://www.stopwaste.org)



Additional hazardous waste boating services:

- BATTERY SPECIALIST** – 510-451-1249  
Used Batteries 2824 San Pablo Ave, Oak
- DIESEL FUEL FILTERING** 510-521-6797,  
Mobile Fuel Polishing
- MARINE LUBE** 877-744-2244,  
Oil Change, Bilge Cleaning, Fuel Polish
- BAY GREEN MARINE SANITATION**  
Mobile Pumpout Service 415-621-1393,
- MARINE SERVICE CORPS**  
Mobile Pumpout Service 510-629-4185
- SEASHINE BOAT CLEANING**  
510-428-2522 Mobile Bilge Cleaning

**To report Fuel spills;** National Response Center 1-800-424-8802 🚒

## For other items

Alameda County Household Hazardous Waste has a drop off location at 2100 East 7th Street, Oakland - between West Marine & Sea Power off the 23rd Street exit on the 880 Freeway. **DROP OFF TIMES: 9AM - 1PM THURS, FRI & SAT**  
 Items they take:  
 Stain, Shellac, Solvents, Thinners, Additives, Oil/Latex Paint, Adhesives: Putty, Caulk,

# FISH CLEANING

## FISH CLEANING STATION

Located on the Emeryville Fishing Pier at the end of Powell Street.



## NO FISH CLEANING

No fish cleaning on the docks. No fishing in the harbor. Clean fish using proper fish cleaning practices. Dispose of unwanted bait offshore before returning to harbor. Eviscerate (gut) fish and dispose of contents at sea before returning to the harbor. 🚒

# FIRE LANE - KEEP CLEAR

The Emeryville Fire Department requested that we paint the curb red at the exit to our main parking lot by ABC Gate. We had an emergency which they responded to immediately and the fire truck was not able to exit the parking lot afterwards from a vehicle blocking the path.

With lots of boaters coming to the marina for summer boating and full parking lots, It is extremely important that you do not park in any red zone. Be advised and inform your guests that we or the Emeryville Fire/Police Department will tow your vehicle if parked in the red zone. Emery Cove owns the first row of parking spaces to the East when you pull into the launch ramp area identified with our name painted in yellow. 🚒

# PRODUCTS

In efforts to provide excellent customer service and encourage tenants to replace worn out safety items on your vessel we offer the following items for sale in the harbor office. Prices may vary depending our suppliers' cost.

## FENDERS

- 6" Fender only, no line .....\$43
- 6" Fender w/ 6' line .....\$46
- 8" Fender only, no line .....\$52
- 8" Fender w/ 6' line .....\$55
- FENDER AIR INFLATION SERVICE  
For deflated fenders .....\$2 each  
No guarantee as compromised fenders will not hold air.

## ELECTRICAL CORDS

- 50' 30 Amp cord Maranco EEL .....\$120

## DOCK LINE

- 5/8 inch 3-strand..... \$1.40 per foot  
Cut to your requested length with seared ends, but no splices

If you need assistance in placing items on your vessel, let a staff member know.

## HARBOR WI-FI

Emery Cove owns a Wi-Fi System from TRICON Services. Eight antennas are placed throughout the docks and office roof for coverage. Emery Cove offers two services:

**PUBLIC SERVICE - FREE** service and provides surfing, checking emails and most instructional YouTube videos. Contact the harbor office for the password.

**PREMIUM SERVICE - FEE** service for streaming, larger downloads/uploads. Fees are for one device, additional devices are \$5.00 with max of 4;

**Daily \$6 -- Weekly \$20 -- Monthly \$55**

8 Mbps are issued with an individual password. Fees will be billed to your monthly statement. Contact the harbor during business hours to sign up.

**510-428-0505 info@emerycove.com 🚒**

# CLASSIFIED ADS

The following are private ads. Emery Cove is not liable for or endorsing any of the ads. Call at your own risk. **AD FEES:** Miscellaneous Boat Items - Free; Boats For Sale/Yacht shares, etc. - \$5 per month.

## BOATS FOR SALE

**34' 1967 Chinook Sailboat** Great shape and ready to sail. Diesel engine, solid fiberglass hull, good sails, drop down keel, newer dodger and sail covers, updated, plastic fuel & water tanks, beautiful lines and brightwork. See more details on Craigslist: <https://sfbay.craigslist.org/eby/boa/6010998952.html>  
Contact Andrew Fitch - [andrewfitch@gmail.com](mailto:andrewfitch@gmail.com) or 781-812-5465

**1986 43' BENETEAU** Fin Keel Gordo Klenk \$60,000 775-846-4636

**Herreshoff H-28** modified ketch, hull 15 built by Far East Boats 1961. Maintained and upgraded her intire history, complete restoration 2006-2009. Doubled planked, mahogany throughout, finished bright, low time 2-GM Yanmar. A beautiful classic. 30K. Jim 530-448-1228.

**1989 BAYLINER 3486** - Bayliner Trophy Convertible Sportfish - Twin Chevy's 454's V8 Engines with a 12'10" Beam. Lots of room. Galley Kitchen-3 burner stove, oven, microwave, double sink and storage. Dinette-wrap around seat, Comfortable love seat, stereo system, ombo TV/DVD. Fully enclosed Flybridge, upper helm with new Isinglass and guest seating. Depthfinder, GPS, Dual Radios, Auto Pilot. Meticulously Maintained New Bottom Paint/Zincs and Detailed Exterior \$37,500 Call 408-806-6414

**1989 29' Bayliner** twin eng w/ Hyro Hoist and slip - All for \$50K [carterhane@hotmail.com](mailto:carterhane@hotmail.com)  
Note: hydro hoist can not be attached to sides of new dock system

**1978 Trailable O'Day 25' Sailboat** with Tandem Trailer-as is, OMC sail drive, Gasoline 15 gal. Has sails: Main, Genoa, 150% working jib, 110% and a drifter, Centerboard, Max/Pam Richardson, [pamelarich13@yahoo.com](mailto:pamelarich13@yahoo.com) 510-724-1371 between 10am-10 pm

**27' CATALINA 1983** Great Starter boat \$7,500 510-427-3379 in Emery Cove.

**36' Catalina 1985** - \$15,000 Contact Max: 916-217-9794 [chamberlain.max@gmail.com](mailto:chamberlain.max@gmail.com)

**2000 28' PROTECTOR** Fully enclosed cabin, Comfortable deck space for up to 6 adults. Two bunks w/ secured storage for overnight boating. Two powerful outboard motors. Recently cleaned. Call 510-882-2200

**1983 25' BAYLINER US Yachts Sailboat** As is \$1000 Harbor Office Lien 510-428-0505

**SailTime San Francisco is expanding** - we are looking for Members looking to sail and Owner Members to add sailboats to our fractional sailing program. Learn how to generate revenue when you are not using your boat and potential tax benefits while enjoying professional management of your boat. We can also sell new Hunter sailboats direct so you can save money! Contact us at (415) 869-2861 or [www.sailtime.com](http://www.sailtime.com) 📍

## MISC. ITEMS FOR SALE

**Tandem Kayak** - 2016 Perception Rambler 13.5' Great condition! Total cost of kayak + seats + paddles was \$741.93. Save a ton by buying this (slightly) used kayak here. \$550 See more details on Craigslist: <https://sfbay.craigslist.org/eby/boa/6009804550.html>  
Contact Andrew Fitch - [andrewfitch@gmail.com](mailto:andrewfitch@gmail.com)

**FENDER HOLDERS:** 2 10" 2 8" w/ hanging hardware new. All 4 \$100 Miles 510-928-4696

**Ocean Kayak** 12-foot Malibu two tandem sit-on-top yellow/red kayak and two 84-inch paddles. Kayak has two adjustable seats that can be configured for one or two people. Only used a few times. Go to [goo.gl/KLvQBx](http://goo.gl/KLvQBx) to see more info. \$200 or best offer. See at [slip](mailto:slip) E-24. [jay@fallcreek.com](mailto:jay@fallcreek.com) or 925-351-8447 📍

## LEGISLATIVE NOTICE

AB 71 (Chiu) Takes Away the Interest Deduction for Vessels that Qualify as Second Homes! This bill will be scheduled to be heard in the Assembly Housing and Community Development Committee in the near future. Boating organizations are requesting affected boaters to contact the members of this committee to let them know you are opposed to AB 71!

This bill eliminates the interest deductions for Second Homes, including previously qualifying vessels. It abolishes a tax incentive that can make or break the decision to purchase a vessel.

It is estimated there are roughly 40-45,000 boats in California that could qualify for this exemption if they are currently financed. If just a small percentage of future sales are lost due to this change, it could have a significant impact on the many boating businesses that serve these boaters.

Link to page that includes contact information for all the members of the committee: <http://ahcd.assembly.ca.gov/membersstaff>

Form letter available in Harbor Office

## ON PREMISES

### RUBICON YACHTS

Rubicon Yachts is a full service yacht brokerage offering clients the knowledge and expertise to make your yacht purchase or sale a pleasant and satisfying experience. Our brokers are available seven days a week to help find your next yacht or sell your current one.

Whether you are moving up or moving on, Rubicon Yachts has the resources to meet your every need. We are first and foremost, a client-centered business. Satisfied clients are our largest asset and greatest compliment.

Stop by our office at Emery Cove Yacht Harbor (510) 601-5010 or check out our website [www.rubiconyachts.com](http://www.rubiconyachts.com) 📍

### WEBOSOLAR

Solar needs both on and off the water, wind turbines and refrigerators.  
Pedro Yribarren - 510 400-8124  
<http://webosolar.com> 📍

### EMERYVILLE YACHT CLUB

Applications are available in the Harbor Office. Initiation fee- \$150 Annual Dues-\$125. About 90 members with a mix of both Power & Sail vessels.

Membership includes reciprocity with other yacht clubs. Annual cruise-out destinations allow for group trips around the Bay Area. [www.emeryvilleyachtclub.org](http://www.emeryvilleyachtclub.org) 📍