

Associated Pacific Constructors, Inc.
Morro Bay State Park Marina

495 Embarcadero • Morro Bay , California 93442
TEL (805) 772-7472 • FAX (805) 772-5803
Marina Office (805) 772-8796

Boat Slip and End Ties - Slip Lease Statement

Permission is requested by _____, the undersigned,
To moor the boat described below at Morro Bay State Park commencing on or after the first day slips are available,
and pursuant to the form of agreement set forth on the reverse side of this sheet.

(Please Print)

Owners Name _____
Name of Spouse _____
Residence Address _____
City _____ St. _____ Zip _____
Telephone _____ Mobile _____
Email _____
Business Address _____
City _____ St. _____ Zip _____
Boat Insured By _____
Address _____
City _____ St _____ Zip _____
Telephone _____
Monthly Rent _____
Security Deposit _____
Key Deposit _____
Transfer Fee _____
Total _____
Amount Received _____ Date _____
Check # _____ Cash
Parking Permit #(s) _____

Name of Boat _____
California Registration # _____
or
U.S. Documented Vessel # _____
Length _____ Beam _____ Draft _____
Overall Measured Length: Include bow-sprit,
bum-kin & davits) _____ Date Measured _____
Slip Length _____
Builder _____
Hull: Wood _____ Metal _____ Fiberglass _____
Sail _____ or Power _____ Type _____
Make of Engine _____ HP _____
Single _____ Twin _____ Diesel _____ Gas _____

I have read the regulations attached to this agreement
and agree to comply fully.

Dated this _____ Day of _____ 20____

By _____

Boat Owner's Signature

Accepted this _____ Day of _____ 20____

By _____

Associated Pacific Constructors Representative

Slip Number _____ Assigned pursuant to the foregoing license effective the _____

Day of _____ 20____.

NOTE: APC reserves the exclusive right to deny or cancel this contract if vessel size differs from declared overall length and width or the condition of the vessel is deemed un-seaworthy by management.

MAKE ALL CHECKS PAYABLE TO ASSOCIATED PACIFIC CONSTRUCTORS, INC.

and delivered to 495 Embarcadero, Morro Bay, CA 93442.

Associated Pacific Constructors, Inc.
Morro Bay State Park Marina
Rates and Regulations for Boat Slips and Terminal Ties

RATES:

The charges per month for berthing a boat in accordance with License Agreement shall be: \$5.50/per overall feet. Unless amended in writing giving a minimum of 30 days notice.

Rent charges shall be based on the longer of either the boat length or the length of the slip, end tie or side tie which the boat occupies. The length of a boat is taken as the measured overall on-deck length including bow sprit and bum-kin.

PAYMENTS:

Payment shall commence when boat slip is available for occupancy. Payment of the first month's rent or a prorated portion thereof plus a security deposit of an amount equal to two full month's rent is required before occupying the boat rental space. All rents are due and payable on the first day of each month. The payment of rent when it is due is the responsibility of the boat owner and is not dependent upon receipt of a billing statement. Owner agrees to pay a \$20.00 service charge when rent is not paid to Associated Pacific Constructors, Inc by the 20th of the month. Owner agrees to pay penalties for delinquent payment of fees in the amount of 50% after thirty days and 100% after ninety days. The Harbor Master or Associated Pacific Representatives, may remove a boat from the Marina, or to any other area, or impound the boat without legal action for failure of Owner to pay boat rental or other fees owed to the Marina, or for infraction of regulations.

REGULATIONS:

1. The owner shall comply with all applicable statutes, ordinances and regulations of duly constituted Federal, State and local authorities. All boats must have current California registration or documentation on file with APC.
2. Boats shall be used for pleasure only, and not for any commercial undertaking while in the Marina. By special endorsement on the License Agreement, specific boats may be authorized for commercial use, including demonstration for sales purposes.
3. No boat shall be moored in its assigned berth except when it is in sound and seaworthy condition.
4. The Harbor Master of the Marina may temporarily assign visiting boats to unoccupied slips for limited periods. In any event, the slip must be available when required by the Owner.
5. Fishing is prohibited from docks and fingers. Fishing is permitted from boats.
6. Owners shall not store or leave equipment, materials, debris or inflammable products on docks or fingers.
7. Painting and minor hull and engine maintenance is permitted only when proper safeguards are used to prevent damage to or defacing of docks and fingers.
8. Damage to or defacing of docks and fingers by boat owner or his employee shall be replaced at boat owner's expense.
9. Dogs shall not be permitted to commit any nuisance within the Marina, and in accordance with applicable ordinances of the State Park, must be kept on leash.
10. Children under ten years of age shall not be permitted on docks or fingers without the immediate presence of the parents or other responsible adults.
11. Dinghies and row boats, when not kept aboard boats, must be kept in dinghy racks or at other places designated by the Marina. They may not be placed on the docks or fingers except for minor repairs when Owner is present.
12. Owner shall not provide or install his own fender material alongside the berth. Such installation shall be made by the Marina and of the Marina's choice of fender material. Cost to be paid by the boat owner.
13. Spray painting or burning of paint is prohibited in the Marina. A special permit may be obtained for welding or use of a burning torch.
14. The discharge of any petroleum products, solvents, inflammable materials, dead fish, sewage etc., into the Marina trash containers is strictly prohibited. Nothing is to be discharged into the water.
15. Owner shall not store any highly inflammable materials in locker storage space. Paint products in tightly closed metal containers may be stored in the lockers. Oily rags or rags with paint shall never be stored, as they cause spontaneous combustion. Storage in each locker shall not exceed 150 lbs.
16. Marina management may board any vessel in the Marina at any time, for health and safety checks, or to protect property and public peace.
17. Any boat which sinks at its slip or in the Marina shall be removed by the Owner. If not removed within 48 hours, the Marina will have the work done at owner's expense.
18. Open barbeque flames on the docks or fingers are prohibited. The use of a portable barbeque may be permitted on the open deck of boats under safe conditions.
19. Movement of boats within the Marina between rows of slips shall be for the purpose of entering or leaving a slip. Cruising between rows of slips is prohibited.
20. All boats shall be made fast to docks and fingers in a secure and seamanlike manner which is acceptable to the Marina. All lines and mooring gear shall be kept in good condition.
21. No advertising or soliciting will be permitted on any boat or in the dock-slip area without permission of the Marina. For sale signs of a size not over one square foot in area are permitted on boats.
22. When a boat enters the Marina, it comes under certain jurisdiction of the Marina management, and it shall carry out given orders in matters of maneuvering, berthing and mooring.
23. The Owner is responsible to ensure that the conduct of persons on his boat is decorous and not in violation of any law.
24. Owners shall not construct any lockers, cabinets or other structures on any docks or fingers. Lockers or steps will be rented or sold by the Marina on request. Steps used for access to a boat shall not be wider than one half of finger width.
25. The speed limit within the Marina shall be 5 Knots.
26. Marina should be notified in writing when a boat will be away over 48 hours and destination.
27. The Harbor Master has the authority to move any boat to another slip or tie location for the convenience or the Marina.
28. Any change in title, ownership or change of address of ownership shall be reported to the Harbor Master.
29. Sale of boat does not transfer assignment of rental slip or tie space to new owner.
30. Each boat must be secured to its rental space so that no part, including bowsprit, boom, bumpkin or other equipment, will block any portion of the walkway.
31. Use of toilet facilities on any boat while in the Harbor is prohibited.
32. Guests and non-boat owners, before entering the boat area of the marina, must register with the Harbor Master.
33. Overnight occupancy may be permitted for a maximum of two consecutive nights, but only after so registering with the Harbor Master.
34. Electrical outlets are for the use of small electrical hand tools, trouble lights and rectifiers under ten amps and are not to be used to service electric coffee makers, ranges, television sets or similar equipment.
35. Any pumping or other service needed on boats, which if not performed may endanger the Marina or other boats, may be accomplished by the Marina at the cost of materials plus any labor and equipment charges per APC rate sheet. The total cost of which shall be added to the rental fee and paid by the Owner.
36. Refund of security deposit will be made on departure providing written notice is received 30 days prior to commencement of last month.
37. Liability Insurance in the amount of \$300,000 naming Associated Pacific Constructors, City of Morro Bay and State of California Department of Recreation as additionally insured, must be provided by the boat owner when contract is submitted.
38. All vehicles parking in lot will comply with State of California regulations and shall be used for permitted vehicles. Boat trailers are not permitted overnight. No long-term storage of vehicles is permitted (More than three (3) days).
39. Shore power only allowed while present at vessel.
40. Returned Check fee- \$ 30.00.

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Boat Slip and End Ties - Slip Lease Termination Statement

Name _____ Slip Number _____

Termination Date _____

Deposit Return Amount _____ APC Check Number _____

Key Deposit Return Amount _____ APC Check Number _____

Fees Owed to APC _____ Customer Check Number _____ Cash _____

Dated this _____ day of _____ 20 _____

By _____
Owner

Dated this _____ day of _____ 20 _____

By _____
Associated Pacific Constructors, Inc. Representative