

**Special Meeting Minutes of the  
Board of Harbor Commissioners of the Crescent City Harbor District**

Harbor District Office, 101 Citizens Dock Road  
Crescent City, CA 95531

December 31, 2025  
2:00 p.m.



## Board of Harbor Commissioners of the Crescent City Harbor District

### MINUTES

***Special Session, Wednesday, December 31, 2025, at 2:00 P.M.***

*These minutes were prepared pursuant to Government Code Section 54953(c)(2) and CCHD Board Bylaws Section 7.15(a). These are "Action Minutes" that are limited to recording actions taken by the Board.*

**1) Roll Call. Commissioners Present: Schmidt, Evans, Weber, Nehmer, Shepherd**

**a. CONFERENCE WITH REAL PROPERTY NEGOTIATORS**

Government Code section 54956.8.

Property Address: 750 US Highway 101, Crescent City Harbor, CA 95531

District negotiators: Mike Rademaker (CEO/Harbormaster), Ryan Plotz (General Counsel), Mike Bahr (Financial Consultant), Sandy Moreno (Financial Consultant)

Negotiating parties: Daniel Dahan, Sean E. McGraw, and Scott Lawhon

Under negotiation: Price and payment terms

**b. CONFERENCE WITH REAL PROPERTY NEGOTIATORS**

Government Code section 54956.8. Property Address: 159 Starfish Way, Crescent City, CA 95531 District negotiators: Mike Rademaker (CEO/Harbormaster), Ryan Plotz

(General Counsel), Mike Bahr (Financial Consultant), Sandy Moreno (Financial Consultant) Negotiating parties: Daniel Dahan, Sean E. McGraw, and Scott Lawhon

Under negotiation: Price and payment terms

**2) Report from Closed Session.**

Commissioner Shepherd announced that an exclusive right to negotiate period with Crescent City Holdings, Inc., had terminated without a final agreement. Negotiations would continue in a non-exclusive fashion, and a \$10,000 check payment for the exclusive right to negotiate was being returned (having been undeposited) to Crescent City Holdings, Inc.

**3) MEETING ADJOURNMENT**

**Attested by:**



Justin Hanks  
Clerk of the Board