



October 28, 2026

**To: Mike Rademaker, Crescent City Harbor District
CEO/Harbormaster, and the Crescent City Harbor District
Board of Harbor Commissioners**

From: Mike Bahr, CEO, Community System Solutions

**Board Agenda Item: Discussion and Approval of a new public restroom location for the
State Coastal Conservancy South Beach Restroom grant.**

This is an updated memo based on the previous Board discussion item regarding the location of a public restroom for South Beach.

After examining other sites, we are coming back to the Board with a request for the same location on Starfish Way as presented at the September 30 meeting.

Background

The District was awarded a State Coastal Conservancy grant to locate a restroom with outdoor showers in the Harbor District to serve visitors to South Beach.

After multiple sites along Anchor Way on the water side were explored and rejected because of lack of space and blocking the view of the ocean, a site at Redwood Harbor Village was permitted for the construction of the building.

As discussed at the last meeting, the new design for Redwood Harbor Village will have controlled access allowing entrance to guests of the park only. Since this is a public restroom, locating it at Redwood Harbor Village is no longer a viable option.

Currently, the design of the restroom is the same as previously approved and is included in your packet.

Site Options

The recommended site is across the street from Redwood Harbor Village on Starfish Way. It is shown in green on the attached map.

At the previous Board meeting, the map also showed a sauna building that would be paid for by Crescent City Beach Village (CCBV), and a picnic area with barbecues. This site is no longer being considered by CCBV for those or any other items. Currently, only the restroom with outdoor showers, parking and a fence are being proposed for this site.

At the Board's request, we examined the Anchor Way parcel known as the overflow lot for locations of a restroom.

CCBV has expressed interest in using that parcel for overnight cabins and is considering negotiating a lease, depending on feedback from permitting authorities. The Harbor District would receive rent and a share of gross revenue if those cabins were installed on the property.

Working with CCBV on their proposed layout for that site, we determined that installing the public restroom on any corner of that site would mean the elimination of at least one of the proposed cabins.

Based on CCBV projections, the estimated annual gross revenue loss of one cabin to CCBV would be \$83,000. Assuming a 10% revenue share, the Harbor's portion would be \$8,300 annually.

The potential revenue loss needs to be measured against the perceived convenience of reaching one site over the other.

We measured the distance and the time it takes to walk from where the current walking trail is, near the "Danger" sign on Anchor Way, to the proposed site and to a site on the overflow lot next to Jambalaya.

The distance from the top of the trail to the proposed location is 60 feet more than to the site next to Jambalaya. We walked it twice at a casual pace, and it took us 20 seconds more each time. That corresponds to a walking speed of about 3 feet per second, the conservative pedestrian walking speed used in the federal Manual on Uniform Traffic Control Devices for crosswalk signal timing. Published pediatric gait data indicate that a preschool-age child would cover that extra distance about 5 seconds faster than we did, and a toddler about 6 seconds slower.

In addition, at the proposed site, we will be able to have more parking spaces than at the overflow lot without jeopardizing any identified future revenue.

Requested Action:

Discuss and Approve a new location for the public restroom to be funded by the Coastal Conservancy South Beach Restroom grant.

If the Board takes action to approve this site, we will submit the formal request to the Coastal Conservancy to move the site. Once the Conservancy approves the site, we would start the construction permit process, which would be funded from the grant.

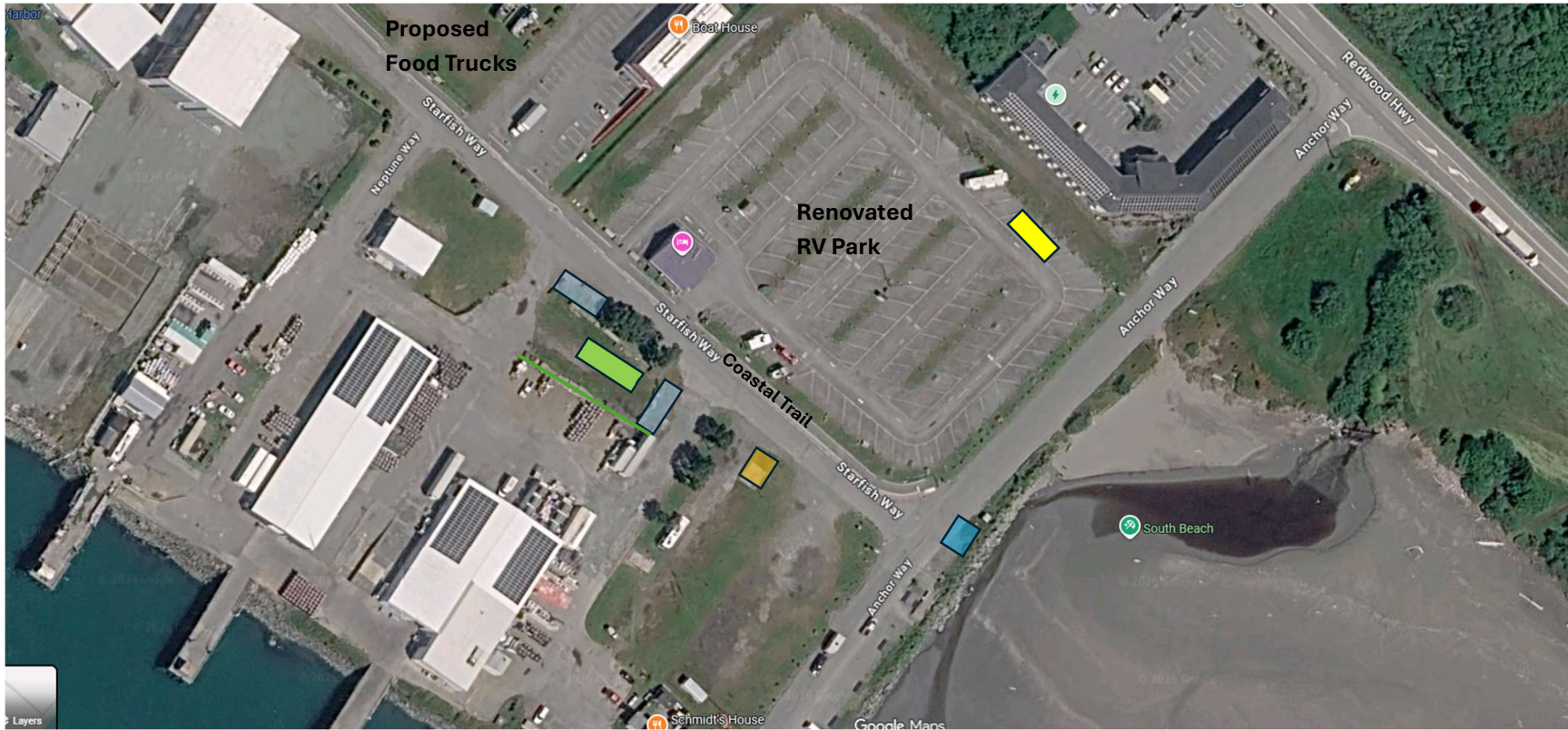
Attachments:

Map of proposed restroom site

Current View of Proposed Site

Proposed color scheme for bathroom building

Approved restroom design



 Proposed new public bathroom location

 Proposed new parking areas

 Previously proposed public bathroom location

 old public bathroom location

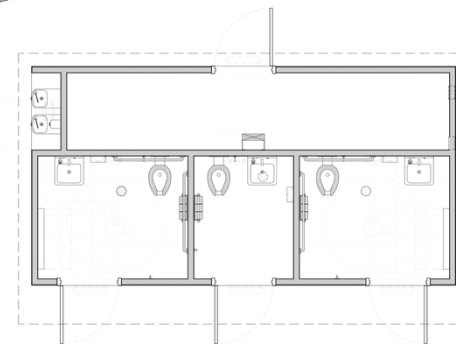
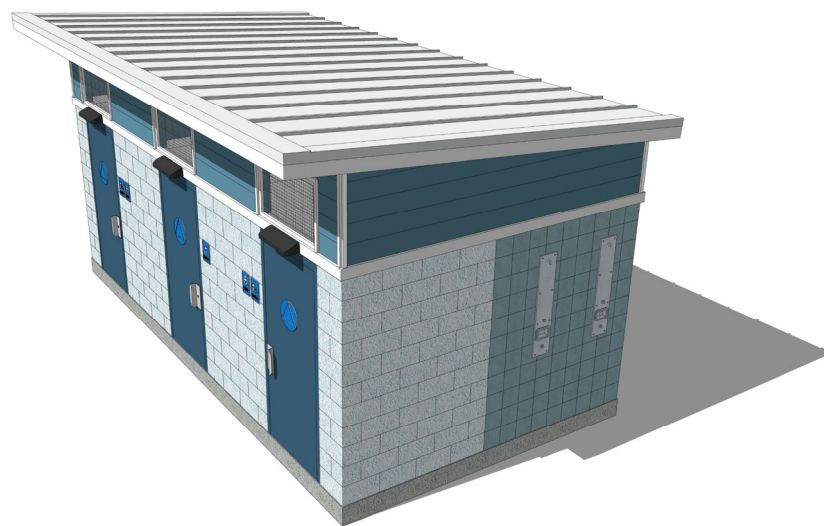
 Proposed paved walkway and wheel chair ramp to beach

 New fence

Current View of Proposed Site



Color scheme for bathroom building



FLOOR PLAN

SCALE: NOT TO SCALE

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RESTROOM/ SHOWER SOUTH BEACH

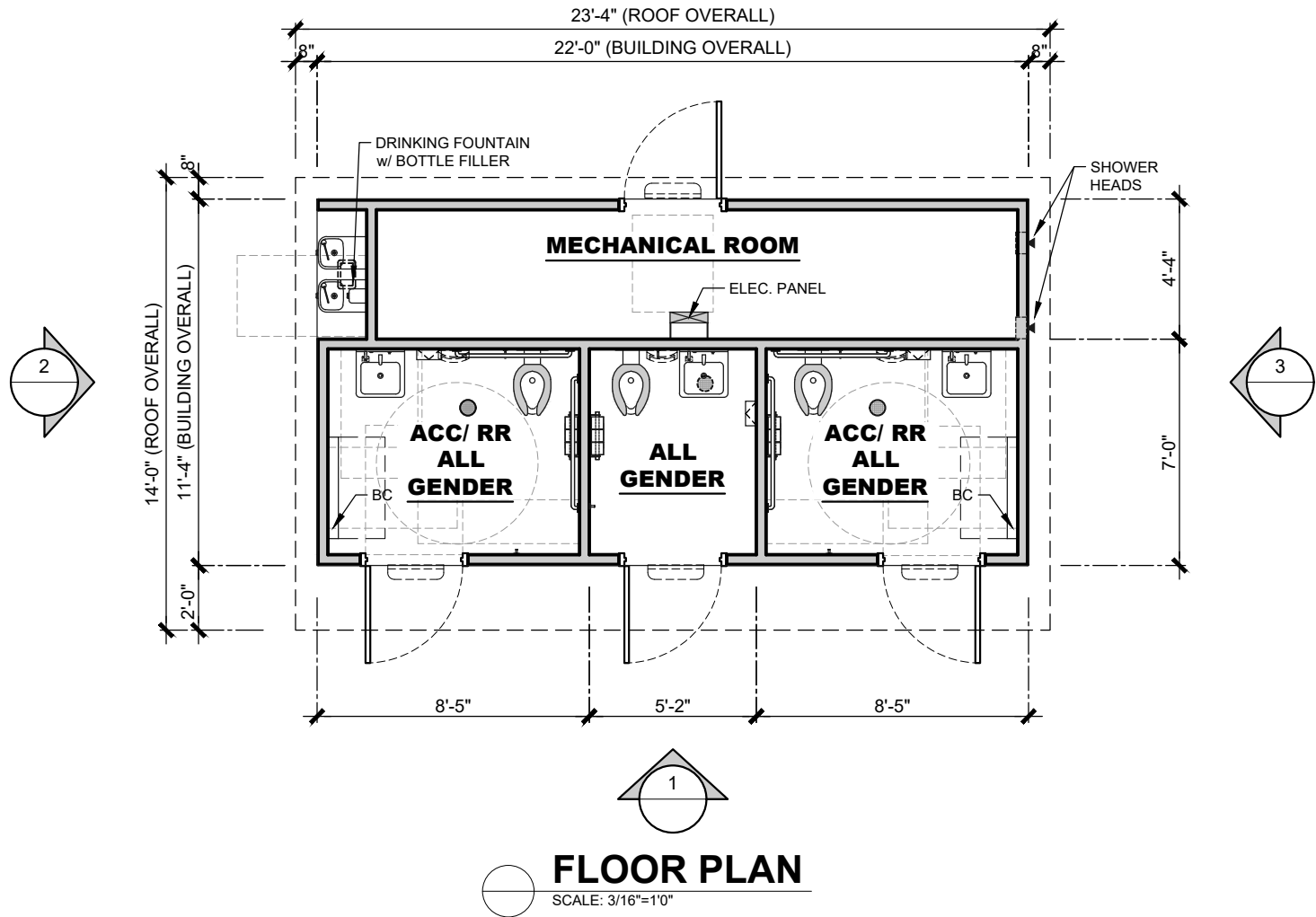


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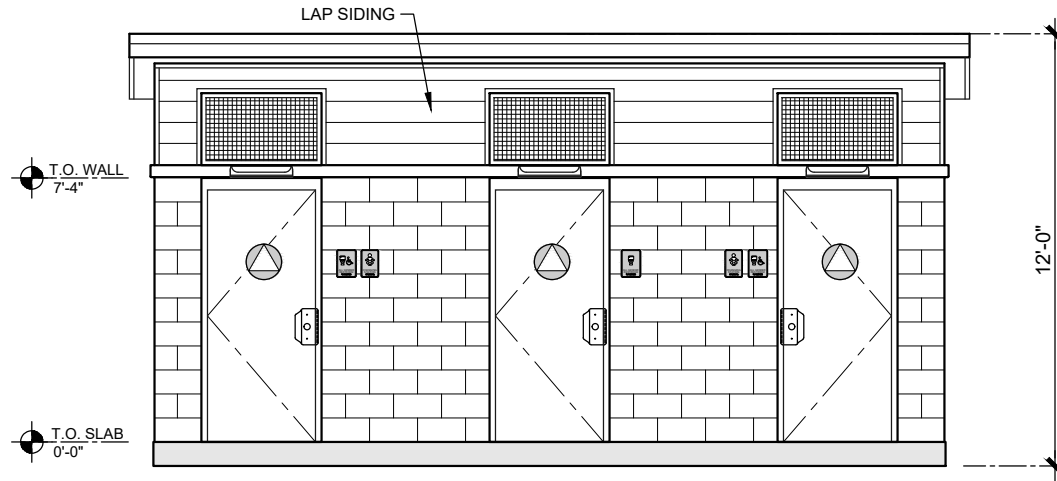
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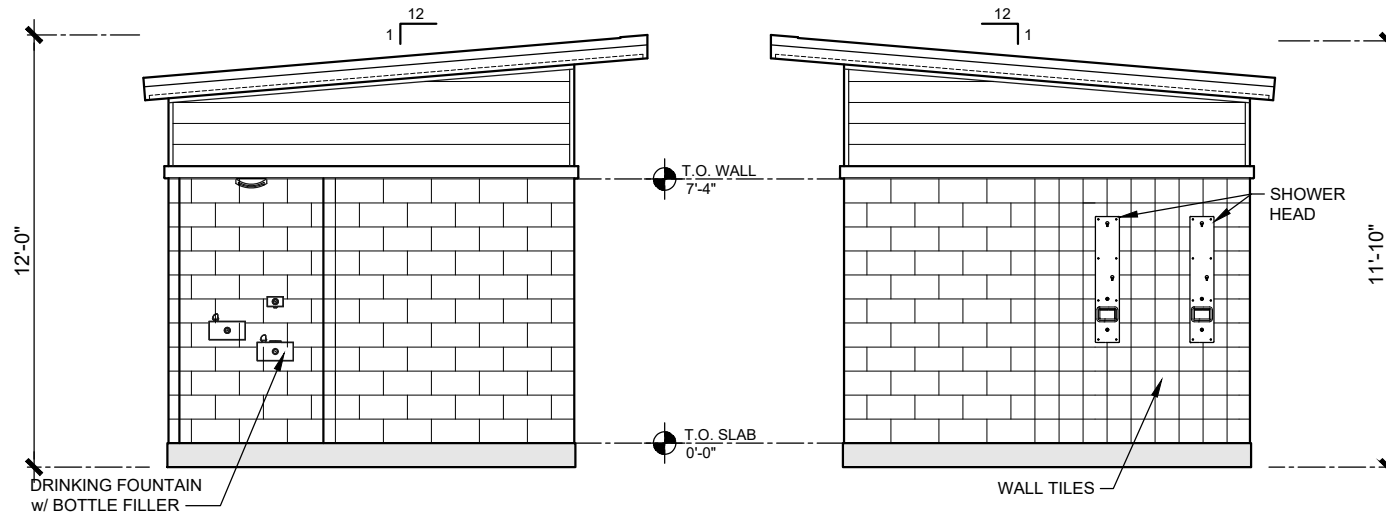


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				DRAWN BY:	
			PROJECT #: 11885B	START DATE: 3/7/2024	MAX. PERSON / HOUR: 135 S
				DRAWN BY: EOR	



ELEVATION 1
SCALE: 3/16"=1'-0"



ELEVATION 2
SCALE: 3/16"=1'-0"

ELEVATION 3
SCALE: 3/16"=1'-0"

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**SOUTH BEACH
CRESCENT CITY, CA**

REVISION #

-

REVISION DATE:

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SHEET#

A-2

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