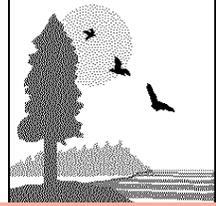


DUE OCTOBER 1

Pursuant to Public
Resources Code § 6306

Granted Public Trust Lands Standardized Reporting Form



Fiscal/Calendar Year: 2012-2013

Grantee Name: San Diego Unified Port District
Contact Person: Jeanette Sales
Contact Phone: 916.686.6267
Mailing Address: P. O. Box 120488
San Diego CA 92112-0488

1. Funds

- a. Is a separate fund maintained for trust assets, liabilities, revenues and expenditures?

YES NO

If "No", under what fund are they accounted for? If "Yes," please list the name(s) of the fund(s)

The District is comprised of a single enterprise fund.

- b. Are separate financial statements prepared for the trust?

YES NO

If "No," in which financial statements are they included? (Name of the document(s) and the applicable page number(s)) If "Yes," describe the organization of the separate financial statement.

Please see audited Basic Financial Statements Page 21-23

2. Revenue

- a. What was the gross revenue received or generated from trust land or trust assets during the past fiscal year? Please see attachment

- b. Please list all sources of revenue and the amount of revenue generated from each source (e.g. permits, rentals, percentage of lease) Please see attachment

3. Expenses

- a. What was the total expenditure of funds received or generated from trust land or assets during the past fiscal year? Please see attachment

- b. What expenses were allocated or charged directly to the trust? Please list the source of the expenditure and the amount expended. Please see attachment

- c. Have there been any capital improvements over \$250,000 within the current fiscal year? Are any capital improvements over \$250,000 expected in the next fiscal year?

Please see attachment

- d. Describe any other disposition of trust funds or assets or any other disposition of the trust lands or trust assets themselves. Include any internal funds that were transferred to other grantees, to the management of another entity or under the management of another political subdivision of the grantee per an agreement, settlement, or Memorandum of Understanding.

Please see attachment

4. Beginning and Ending Balance

Please list the beginning and ending balances for the tidelands trust fund(s) for this past fiscal year.

Please see attachment

For all questions, please give the page number where the information can be found in your accompanying financial document. Please use additional pages as necessary.

San Diego Unified Port District

Attachment to

Granted Public Trust Lands Standardized Reporting Form

Fiscal Year 2012-2013

Question #2:

a. Please see "Statements of Revenues, Expenses, and Changes in Net Position" on page 23 of the audited Basic Financial Statements. The total operating revenue for year ended June 30, 2013 was \$135,269,921.

b.

Fixed Rent	37,069,307
Concession Revenue	52,936,104
Storage Space Rental	1,772,280
Cruise Ship Passenger Fees	1,289,115
Cruise Ship Passenger Security Charges	989,210
Dockage	1,937,666
Parking	6,736,161
Parking Meters	904,462
Wharfage	11,269,732
Public Services Provided	15,870,690
Grant Revenue	2,028,783
Grants Revenue -Sub-Grantee	1,008,129
Others	<u>1,458,282</u>
	<u>135,269,921</u>

Question #3:

a. Please see "Statements of Revenues, Expenses, and Changes in Net Position" on page 23 of the audited Basic Financial Statements. The total operating expense for year ended June 30, 2013 was \$143,467,825.

b.

Real Estate operations	33,185,960
Maritime operations	20,447,662
Harbor Police	33,756,227
Other operating expenses	1,122,832
Depreciation and amortization	19,003,918
General and administrative expenses	<u>35,951,226</u>
	<u>143,467,825</u>

- c. The Port's capital improvement expenditures for year ended June 30, 2013 exceeded \$250,000, and in FY 2013/14 it is anticipated they will exceed this amount again.

See Management's Discussion and Analysis Page 7 & 8 for a list of some of the major capital projects during fiscal year 2013.

- d. Not applicable

Question #4:

Please see "Statement of Revenues, Expenses, and Changes in Net Position" on page 23 of the audited Basic Financial Statements. The beginning balance of FY 12/13 was \$528,395,006 and the ending balance of FY 12/13 was \$524,268,686.

SAN DIEGO UNIFIED PORT DISTRICT

Statements of Net Position

June 30, 2013 and 2012

Assets

	June 30, 2013	June 30, 2012
Current assets:		
Cash and cash equivalents	\$ 45,052,705	\$ 55,658,636
Investments	69,180,276	68,105,253
Accounts receivable, net of allowance	20,167,263	19,357,546
Other current assets	<u>1,262,092</u>	<u>2,121,682</u>
Total current assets	<u>135,662,336</u>	<u>145,243,117</u>
 Noncurrent assets:		
Cash & investments designated for specific capital projects & commitments	6,154,890	2,053,826
Deferred costs - Series 2004 Bonds, net	542,319	611,146
 Restricted assets:		
Restricted cash and investments:		
Convention Center expense rate stabilization	—	5,500,000
TDY site demolition and building abatement	—	6,780,837
Deposits and other miscellaneous	1,795,981	1,495,076
Escrow accounts:		
So. Bay Power Plant remediation and other miscellaneous	10,832,462	14,307,697
Workers' compensation collateral	2,619,064	2,368,809
Series 2004 bonds:		
Debt service reserve funds held by trustee	<u>3,467,468</u>	<u>3,473,801</u>
Total restricted assets	<u>18,714,975</u>	<u>33,926,220</u>
Other noncurrent assets	<u>90,022</u>	<u>99,210</u>
Total other noncurrent assets	<u>25,502,206</u>	<u>36,690,402</u>
 Capital assets:		
Nondepreciable assets:		
Land	226,529,303	207,403,128
Construction-in-progress	43,200,647	47,710,228
Depreciable assets:		
Land improvements	7,650,334	7,650,334
Buildings and structures	525,509,049	511,798,149
Machinery and equipment	71,613,765	68,181,383
Roads and parking lots	<u>91,327,223</u>	<u>90,270,688</u>
Total capital assets	965,830,321	933,013,910
Less accumulated depreciation	<u>(449,487,402)</u>	<u>(431,961,176)</u>
Capital assets, net	516,342,919	501,052,734
Total noncurrent assets	<u>541,845,125</u>	<u>537,743,136</u>
Total assets	<u>\$ 677,507,461</u>	<u>\$ 682,986,253</u>

See accompanying notes to the basic financial statements.

SAN DIEGO UNIFIED PORT DISTRICT

Statements of Net Position

June 30, 2013 and 2012

Liabilities and Net Position

	June 30, 2013	June 30, 2012
Current liabilities:		
Accounts payable	\$ 14,663,946	\$ 15,443,427
Accrued liabilities	7,309,630	9,562,402
Current portion of accrued leave	4,222,636	3,915,191
Deposits and other short-term liabilities	2,980,652	3,346,492
Accrued interest payable, series 2004 bonds	645,573	670,406
Notes payable, current portion	2,942,813	2,208,257
Bonds payable, current portion	1,570,000	1,490,000
	<u>34,335,250</u>	<u>36,636,175</u>
Total current liabilities		
Noncurrent liabilities:		
Liabilities – payable from restricted assets:		
South Bay Power Plant remediation	10,532,462	14,007,697
Other long-term liabilities:		
Notes payable to SDCRAA, net of current position	39,886,767	41,333,663
Bonds payable, net of current position	38,722,838	40,418,592
Accrued leave, net of current portion	1,499,734	1,537,497
Unearned Income	186,465	101,469
Civic San Diego Loan Advance - NEVP	3,290,557	—
Master Tax-Exempt Lease/Purchase Agreement	—	645,917
Net OPEB Obligation	24,784,702	19,910,237
	<u>108,371,063</u>	<u>103,947,375</u>
Total other long-term liabilities		
Total noncurrent liabilities	<u>118,903,525</u>	<u>117,955,072</u>
Total liabilities	<u>153,238,775</u>	<u>154,591,247</u>
Net Position		
Net investment in capital assets	474,796,446	460,700,750
Restricted for other projects and grants	3,436,019	12,872,088
Unrestricted	46,036,221	54,822,168
	<u>524,268,686</u>	<u>528,395,006</u>
Total net position		
Total liabilities and net position	<u>\$ 677,507,461</u>	<u>\$ 682,986,253</u>

See accompanying notes to the basic financial statements.

SAN DIEGO UNIFIED PORT DISTRICT

Statements of Revenues, Expenses, and Changes in Net Position

Years Ended June 30, 2013 and 2012

	June 30, 2013	June 30, 2012
Operating revenues:		
Real Estate operations	\$ 82,604,486	\$ 79,782,142
Maritime operations	33,469,190	33,089,666
Harbor Police	15,312,590	15,638,610
Other operating revenues	3,883,655	2,225,198
	<hr/>	<hr/>
Total operating revenues	135,269,921	130,735,616
Operating expenses:		
Direct expenses:		
Real Estate operations	33,185,960	34,656,396
Maritime operations	20,447,662	20,611,614
Harbor Police	33,756,227	31,457,754
Other operating expenses	1,122,832	75,083
Depreciation and amortization	19,003,918	19,096,260
General and administrative expenses	35,951,226	34,599,617
	<hr/>	<hr/>
Total operating expenses	143,467,825	140,496,724
Loss from operations	<hr/>	<hr/>
	(8,197,904)	(9,761,108)
Nonoperating revenue (expense):		
Interest income	627,214	1,126,791
Settlement income	6,250	5,000
Net decrease in the fair value of investments	(206,298)	(349,218)
Interest expense	(4,206,450)	(4,395,595)
Financial assistance other	—	(3,330,000)
Convention Center expansion support	(4,500,000)	(4,500,000)
Other nonoperating expenses	(78,420)	(80,175)
Other nonoperating revenues	986,264	4,007,095
	<hr/>	<hr/>
Nonoperating revenue (expense), net	(7,371,440)	(7,516,102)
Loss before capital contributions	<hr/>	<hr/>
	(15,569,344)	(17,277,210)
Capital grants and contributions	<hr/>	<hr/>
	11,443,024	8,338,957
Change in net position	<hr/>	<hr/>
	(4,126,320)	(8,938,253)
Net position, beginning of year	<hr/>	<hr/>
	528,395,006	537,333,259
Net position, end of year	<hr/>	<hr/>
	\$ 524,268,686	\$ 528,395,006

See accompanying notes to the basic financial statements.