

1.1 Gregg Drilling/Quin Delta

Gregg Drilling/Quin Delta provides geotechnical, environmental, monitoring well and related drilling and investigative services, including off-shore work. Moss Landing is the home port of Gregg Drilling's Quin Delta drill ship. The Gregg Drilling planning area also includes the property known as the Kett Property, which is located at the end of Sandholdt Road (harbor side). Phil's Fish Market is planning to move its operations to the Kett Property.

1.1.1. PROJECT LOCATION

Moss Landing, California

APNs/Addresses:

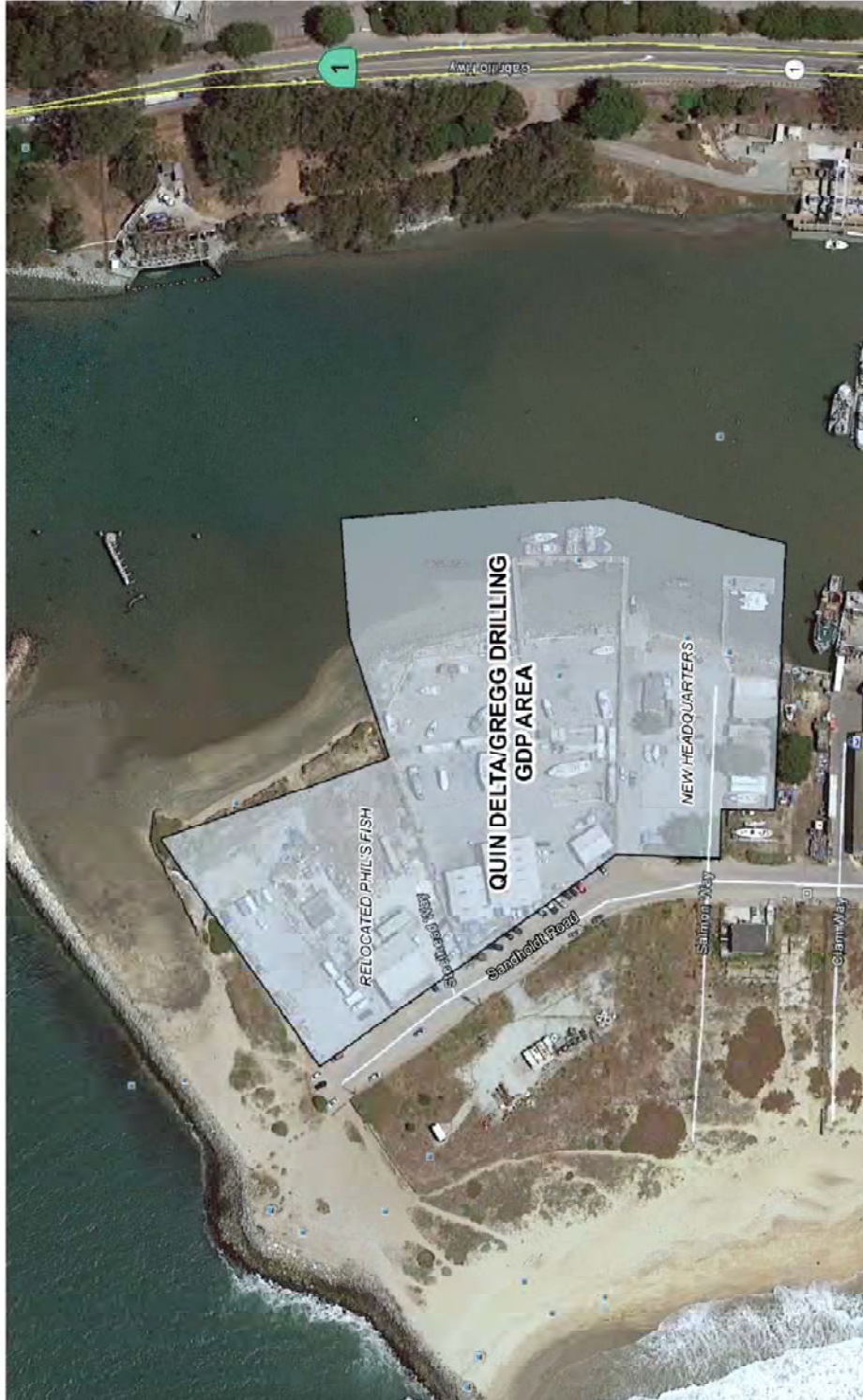
- 1) APN 133-241-001
- 2) APN 133-241-002
- 3) APN 133-251-004
- 4) APN 133-251-005
- 5) APN 133-251-006
- 6) APN 133-251-008
- 7) APN 133-251-009
- 8) APN 133-251-012

1.1.2. GREGG DRILLING GENERAL DEVELOPMENT PLAN

The proposed Gregg Drilling development includes a new 15,462 square-foot office building, 10,938 square feet of storage and mechanical space; 10,100 square feet restaurant (Phil's Fish Market) (290 seats); 3,600 square feet of fish storage space (also Phil's Fish Market); a bulkhead or other shoreline protection, a 3,000 to 4,000 square foot wharf/dock, and dredging of the harbor. Gregg Drilling owns or has options/purchase agreements on several parcels on the east side of Sandholdt Road with access to the harbor. The parcels are presently used for marine goods sales (ship's chandlery), a fueling dock, boat maintenance, launching, and related maritime uses, and most of these uses would remain, although some uses would be rearranged and consolidated within the site. Gregg Drilling proposes the following actions and improvements on these parcels:

- Lot line adjustments to re-configure and/or merge the parcels;
- Approximately 545 feet of steel sheet pile and concrete bulkhead (and/or rip-rap armoring), parallel to the shoreline, with backfill, and potential additional riprap repair and extension;
- 120-foot by 24-foot wharf with two 18-foot wide approach trestles (two alternative designs show a single trestle), a 120-foot long floating dock on the outboard side, and lighting for night operations. The wharf would be positioned more-or-less parallel to and about 20 to 40 feet from the shoreline, and supported by 16-inch square concrete piles at ten feet on center. The 110-foot RV Quin Delta drill ship would dock at the wharf;
- Initial dredging of approximately 750 cubic yards for the wharf and boat slip, and ongoing dredging of approximately 250 cubic yards approximately every three years;
- Reconstruction of the existing paired 70-foot long launching piers at Gravelle's ship yard at approximately the same location;
- 15,462 square-foot two-story building (or buildings) accommodating 25 employees for administration, remote drilling, data collection, and/or fabrication;
- Demolition of selected existing structures with about 5,500 square feet of floor area, and remodel of selected existing structures;
- Relocation of existing restaurant (Phil's Fish Market) from nearby property to Kett Property with 290 seats and 3,600 square feet of storage/cooler space ;
- 80-foot tall wind turbine;
- Parking lot(s) to accommodate new, reorganized, and relocated uses; 75 parking spaces for Phil's Fish Market
- Site lighting and street frontage improvements (curb, gutter, and sidewalk); and
- New and upgraded utilities, including: sewer, water, drainage, natural gas, and commercial electricity.

Figure 1: General Development Plan Area



Map created: 9/28/2015
Source: Monterey County RMA/Gregg Drilling
Note: Quin Delta/Gregg Drilling GDP boundary approximate

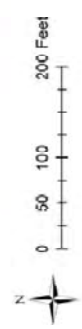


Figure 3: Gregg Drilling Headquarters (Elevations)

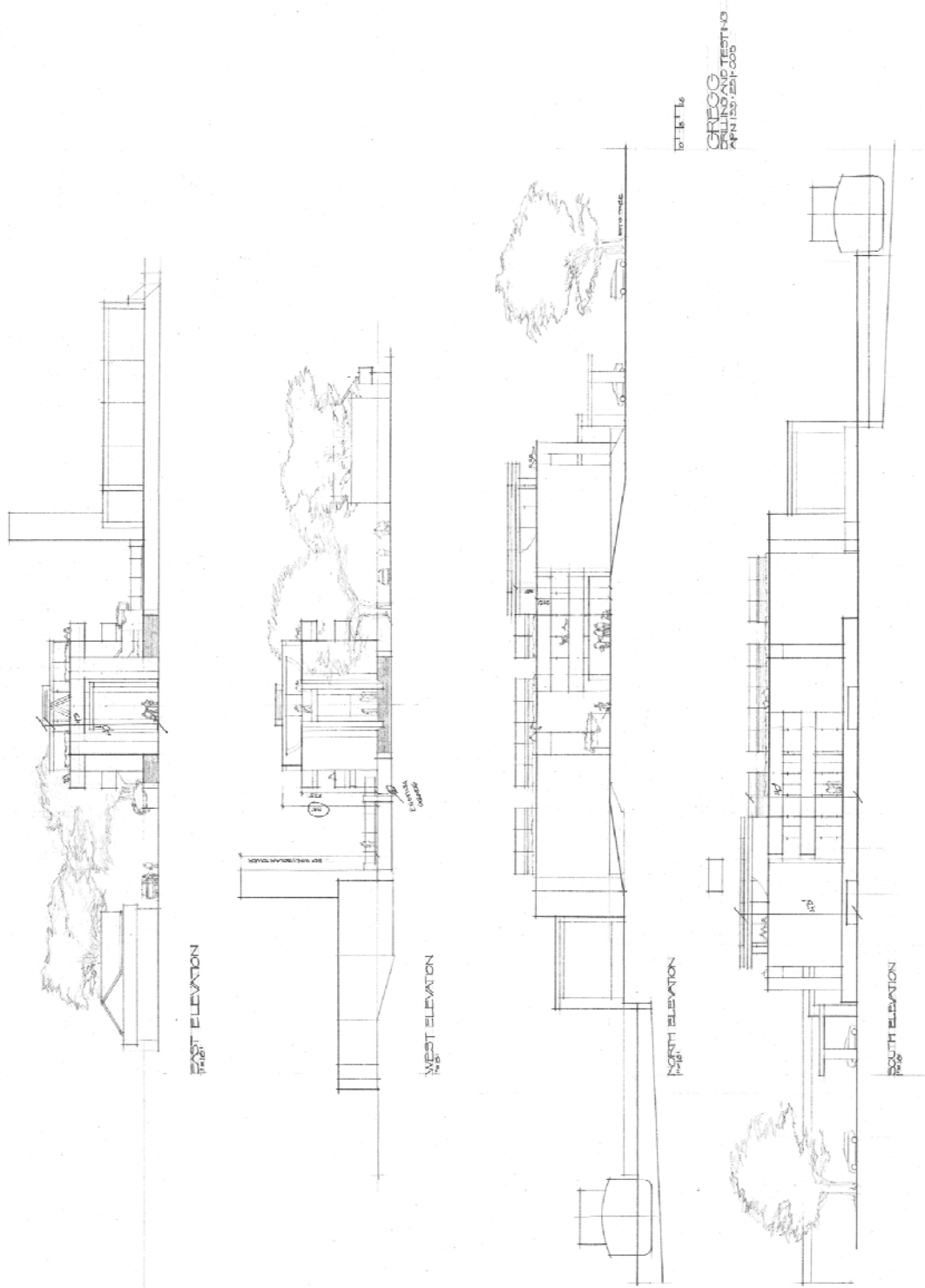


Figure 4: Gregg Drilling Headquarters (Details)

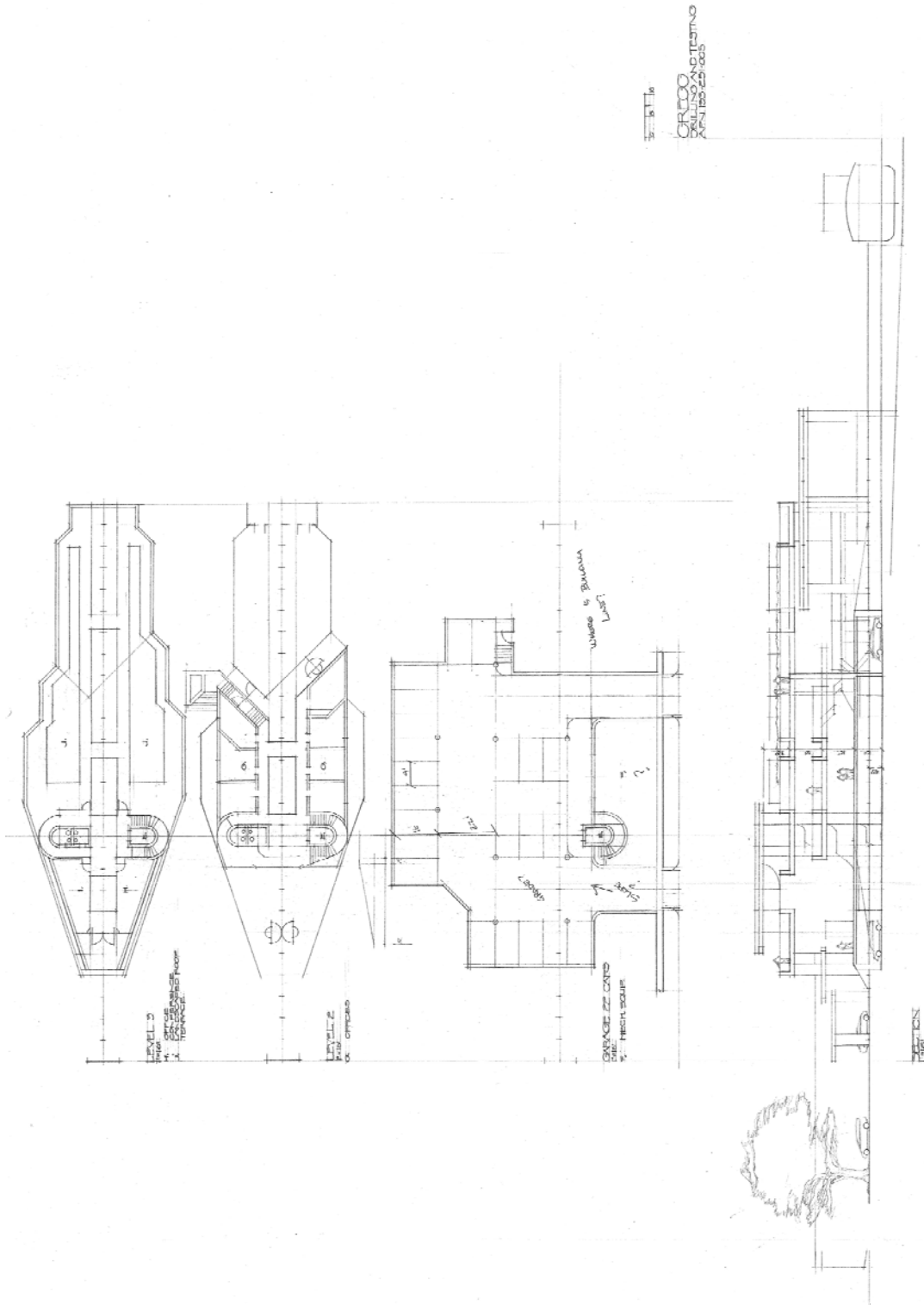


Figure 5: Phil's Fish Market (Site Plan)

