

MINUTE ITEM

This Calendar Item No C12
was approved as Minute Item
No. 12 by the State Lands
Commission by a vote of 4
0 at its 4/28/83
meeting.

CALENDAR ITEM

C12

4/28/83
W 23094
Lane
PRC 6408

GENERAL PERMIT - RECREATIONAL USE

APPLICANT: Napa - Solano Girl Scout Council, Inc.
1117 Marin Street
Vallejo, California 94590

AREA, TYPE LAND AND LOCATION:
A parcel which may contain filled tide
and submerged land in the historic bed
of Cordelia Slough, Solano County.

LAND USE: Use and maintenance of outdoor recreational
facilities.

TERMS OF PROPOSED PERMIT:
Initial period: Ten years from March 1,
1983.

Public liability insurance: \$200,000 for
combined single limit
coverage.

CONSIDERATION: No monetary consideration, with the State
reserving the right at any time to set
a monetary rental if the Commission finds
such action to be in the State's best interest.

BASIS FOR CONSIDERATION:
Pursuant to 2 Cal. Adm. Code 2003.

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PREREQUISITE TERMS, FEES AND EXPENSES:

Applicant is owner of upland.

Filing fee has been received.

STATUTORY AND OTHER REFERENCES:

A. P.R.C.: Div. 6, Parts 1 and 2; Div. 13.

B. Cal. Adm. Code: Title 2, Div. 3; Title 14,
Div. 6.

AB 884: 11/19/83.

OTHER PERTINENT INFORMATION:

1. Headquarters for the Napa -- Solano Girl Scout Council is to be constructed adjacent to Cordelia Slough on upland which is owned by the applicant. Low intensity recreational use for day activities and troop overnite camping is planned for the area. A small portion of the parcel appears to be in the historic bed of Cordelia Slough. The Slough at this location is no longer in a natural condition having been cut off and partially filled. Due to the proposed use of the subject area of the parcel, it will be left in its present state.

Based on a staff investigation, the premises to be leased appear to have contained tide and submerged lands in their natural state and staff asserts the existence of some right, title or interest of the State, held by the State, in its sovereign capacity. The exact nature and extent of the public interest, if any, has not been determined by agreement or court decree.

2. A Negative Declaration was prepared and certified by City of Fairfield, pursuant to CEQA and the State CEQA Guidelines. City of Fairfield found that the project will not have a significant effect upon the environment.

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3. This project is situated on land identified as possessing environmental values in that the State Lands Commission stated all waterways under the Commission's jurisdiction have environmental significance. Staff believes this project to be compatible with the Commission policy.

APPROVALS OBTAINED:

San Francisco Bay Conservation and Development Commission, and Fairfield City Planning Commission.

FURTHER APPROVALS REQUIRED:

None.

EXHIBITS:

- A. Land Description.
- B. Location Map.
- C. Negative Declaration.

IT IS RECOMMENDED THAT THE COMMISSION:

1. DETERMINE THAT A NEGATIVE DECLARATION HAS BEEN PREPARED FOR THIS PROJECT BY CITY OF FAIRFIELD.
2. CERTIFY THAT THE COMMISSION HAS REVIEWED AND CONSIDERED THE INFORMATION CONTAINED IN THE NEGATIVE DECLARATION.
3. DETERMINE THAT THE PROJECT WILL NOT HAVE A SIGNIFICANT EFFECT ON THE ENVIRONMENT.
4. FIND THAT THIS ACTIVITY IS SITUATED ON LAND IDENTIFIED AS POSSESSING ENVIRONMENTAL VALUES IN THAT THE STATE LANDS COMMISSION FOUND ALL WATERWAYS UNDER THE COMMISSION'S JURISDICTION HAVE ENVIRONMENTAL SIGNIFICANCE, BUT THAT THIS ACTIVITY IS COMPATIBLE WITH THAT FINDING AS IT APPLIES TO THE SUBJECT LAND.
5. AUTHORIZE ISSUANCE TO NAPA - SOLANO GIRL SCOUT COUNCIL, INC., OF A TEN-YEAR GENERAL PERMIT - RECREATIONAL USE, FROM MARCH 1, 1983; NO MONETARY CONSIDERATION, WITH THE STATE RESERVING THE RIGHT AT ANY TIME TO SET A MONETARY RENTAL IF THE COMMISSION FINDS SUCH ACTION TO BE IN THE STATE'S BEST INTEREST; PROVISION OF PUBLIC LIABILITY INSURANCE IN THE AMOUNT OF \$200,000 FOR COMBINED SINGLE LIMIT COVERAGE; FOR USE AND MAINTENANCE OF OUTDOOR RECREATIONAL FACILITIES ON THE LAND DESCRIBED ON EXHIBIT "A" ATTACHED AND BY REFERENCE MADE A PART HEREOF.

EXHIBIT "A"
LAND DESCRIPTION

All those portions of State-owned tide and submerged land in Cordelia Slough, City of Fairfield, Solano County, California, lying within the following described parcel:

Parcel "D", as shown on the Parcel Map entitled: "PARCEL MAP, BEING A PORTION OF FRACTIONAL SECTION 7, T4N, R2W, MDM AND A PORTION OF SUISUN RANCHO", filed in the office of the Recorder of Solano County, California, on January 4, 1978 in Book 14 of Parcel Maps at Pages 48, 49, and 50.

END OF DESCRIPTION

REVISED APRIL 6, 1983 BY BOUNDARY AND TITLE UNIT, LEROY WEED, SUPERVISOR.

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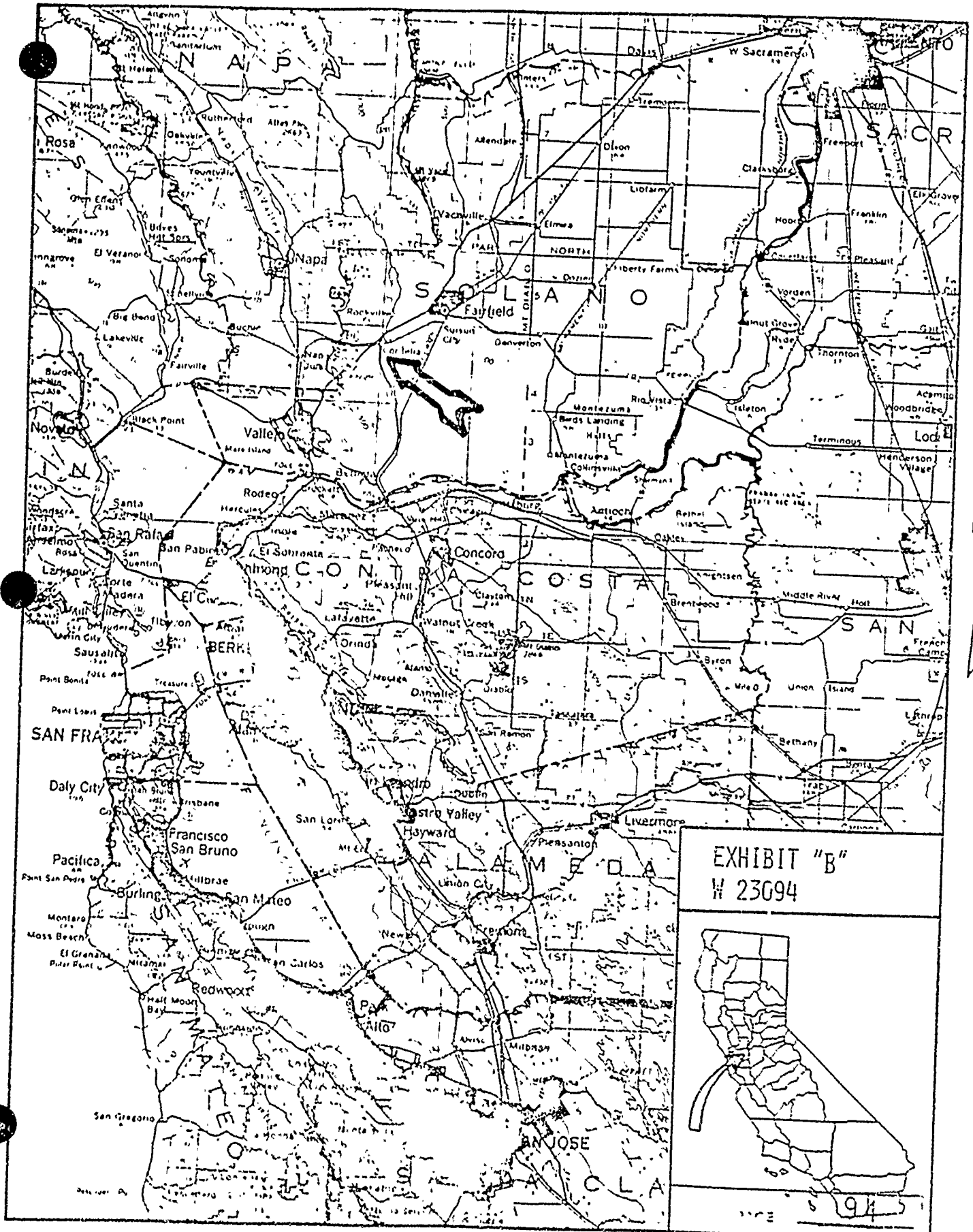
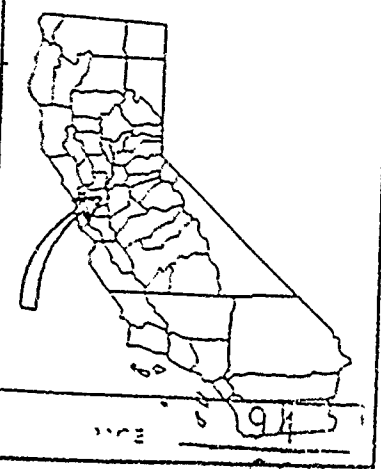


EXHIBIT "B"
W 23094



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EXHIBIT "C"
NOTICE OF DETERMINATION

W23094

TO: Secretary for Resources
1416 Ninth Street, Room 1311
Sacramento, California 95814

FROM: City of Fairfield
City Hall
Fairfield, CA 94533

Solano County Clerk
Hall of Justice
600 Union
Fairfield, California 94533

SUBJECT: Filing of Notice of Determination in compliance with
Section 21108 or 21152 of the Public Resources Code.

Project Title James Belda rezpne request
State Clearinghouse Number (If submitted to State Clearinghouse) _____
Contact Person Gary Gouvea Area Code/Telephone/Extension 707 425-1031 ex: 230
Project Location north and south sides of Cordelia Road, west of Pittman Rd.
Project Description rezpne from the T to the P.D. district to allow service commercial uses
Mitigation Measures a flood proofing plan must be prepared to protect individual buildings from the 100 year flood.

This is to advise that the Fairfield City Council has made the following determinations regarding the above-described project:

1. The project has been approved/ disapproved by the Lead Agency.
2. The project will/ will not have a significant effect on the environment.
3. An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA, and was certified as required by Section 15085(g).
 A Negative Declaration was prepared for this project pursuant to the provisions of CEQA. A copy of the Negative Declaration is attached.

FILED
Date Received for Filing

SEP 28 1977

NEIL CRAWFORD, County Clerk and
Ex-Officio Clerk of the Board of Supervisors
of Solano County, State of California

Neil Crawford

Signature

Title

Date 9/28/77

DATE PAGE

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NEGATIVE DECLARATION

Responsible Agency: City of Fairfield, Fairfield, CA

Name of Project: Request by James Belda to change property located on the north and south sides of Cordelia Road, west of Pittman Road from the T to the P.D. District to allow service commercial uses.

Determination: On July 27, 1977 the Fairfield Planning Commission determined that the project will not have a significant effect upon the environment.

Environmental Impact: The irregular shaped, 10.25 acre, vacant parcel lies on the north and south sides of Cordelia Road, west of Pittman Road. Green Valley Creek bisects the site and the site is within the 100 year flood plain of this Creek.

Green Valley Creek has previously been realigned and a levy has been installed along the realigned channel. Additionally approximately two feet of fill has been added to the property, thereby further protecting it from future flooding. To insure against flooding, and before individual projects can be approved within the area, a flood proofing plan must be prepared for each project to protect individual buildings from the 100 year flood.

The site lies in a zone of extreme archeological sensitivity and the possibility of buried sites is always present. An archeological assessment of the property was made and no archeological or other cultural resources were identified. Therefore, no mitigation in advance of development is necessary however, if artifacts or unusual amounts of bone, shell or charcoal should be uncovered during construction, work shall be halted and an archeologist consulted to determine the nature and significance of the deposit.

With the inclusion of these mitigation measures the proposed project will not result in a significant adverse impact upon the environment.

The initial study was prepared by the Department of Environmental Affairs, City of Fairfield. Copies of the initial study may be obtained at Room #200, City Hall, Fairfield.

C. Vandenberg & B. Baker VICE CHAIRMAN
LOU WEBB, Chairman
Fairfield Planning Commission

GARY L. GOUYEA
GARY L. GOUYEA, Secretary

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