

**MINUTE ITEM**

This Calendar Item No. C29 was approved as  
Minute Item No. 29 by the California State Lands  
Commission by a vote of 3 to 0 at its  
8/26/97 meeting.

**CALENDAR ITEM  
C29**

A 17

8/26/97

S 5

PRC 7110.1

D. Jones

**GENERAL LEASE - PROTECTIVE STRUCTURE AND  
RECREATIONAL USE**

**LESSEE:**

Charles G. Patmon, III, and Cheryl L. Patmon  
Co-Trustees of the Delta Property Administration Trust II,  
Dated February 23, 1994  
2013 Cove Court  
Stockton, California 95204

**AREA, LAND TYPE, AND LOCATION:**

.09 acre, more or less, of tide and submerged lands in the San Joaquin River,  
near Atherton, San Joaquin County.

**AUTHORIZED USE:**

20' x 60' floating boat dock, with a 6' x 20' ramp; 10' x 15' swim float, with a 4' x  
20' ramp; 5' x 88' wooden deck with a 16' x 11' extension; and a bulkhead used  
for bank protection measuring 66 lineal feet.

**LEASE TERM:**

Ten years, beginning August 1, 1997.

**CONSIDERATION:**

Boat dock and:  
ramp No monetary consideration pursuant to Public Resources  
Code section 6503.5;

Bulkhead: The public use and benefit; with the State reserving the right  
at any time to set a monetary rent if the Commission finds  
such action to be in the State's best interest;

Swim float and  
wooden deck: \$114 per year, with the State reserving the right to fix  
a different rental periodically during the lease term, as  
provided in the lease.

**SPECIFIC LEASE PROVISIONS:**

Liability coverage of \$500,000 combined single limit.

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**OTHER PERTINENT INFORMATION:**

1. Applicant owns the uplands adjoining the lease premises.
2. Pursuant to the Commission's delegation of authority and the State CEQA Guidelines (Title 14, California Code of Regulations, section 15061), the staff has determined that this activity is exempt from the requirements of the CEQA as a categorically exempt project. The project is exempt under Class 1, Existing Facilities; Title 2, California Code of Regulations, section 2905(a)(2).
3. This activity involves lands identified as possessing significant environmental values pursuant to Public Resources Code sections 6370, et seq. Based upon the staff's consultation with the persons nominating such lands and through the CEQA review process, it is the staff's opinion that the project, as proposed, is consistent with its use classification.

**EXHIBITS:**

- A. Site Map
- B. Location Map

**PERMIT STREAMLINING ACT DEADLINE:**

N/A

**RECOMMENDED ACTION:**

IT IS RECOMMENDED THAT THE COMMISSION:

**CEQA FINDING:**

FIND THAT THE ACTIVITY IS EXEMPT FROM THE REQUIREMENTS OF THE CEQA PURSUANT TO TITLE 14, CALIFORNIA CODE OF REGULATIONS, SECTION 15061, AS A CATEGORICALLY EXEMPT PROJECT, CLASS 1, EXISTING FACILITIES; TITLE 2, CALIFORNIA CODE OF REGULATIONS, SECTION 2905(A)(2).

**SIGNIFICANT LANDS INVENTORY FINDING:**

FIND THAT THIS ACTIVITY IS CONSISTENT WITH THE USE CLASSIFICATION DESIGNATED BY THE COMMISSION FOR THE LAND PURSUANT TO PUBLIC RESOURCES CODE SECTIONS 6370, ET SEQ.

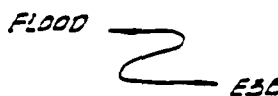
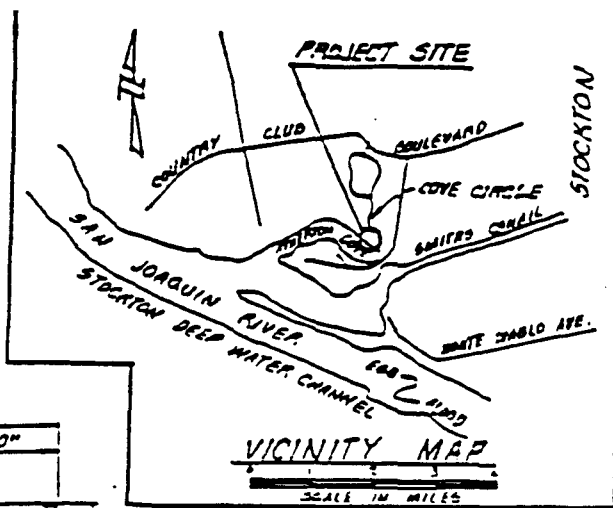
CALENDAR ITEM NO. C29 (CONT'D)

**AUTHORIZATION:**

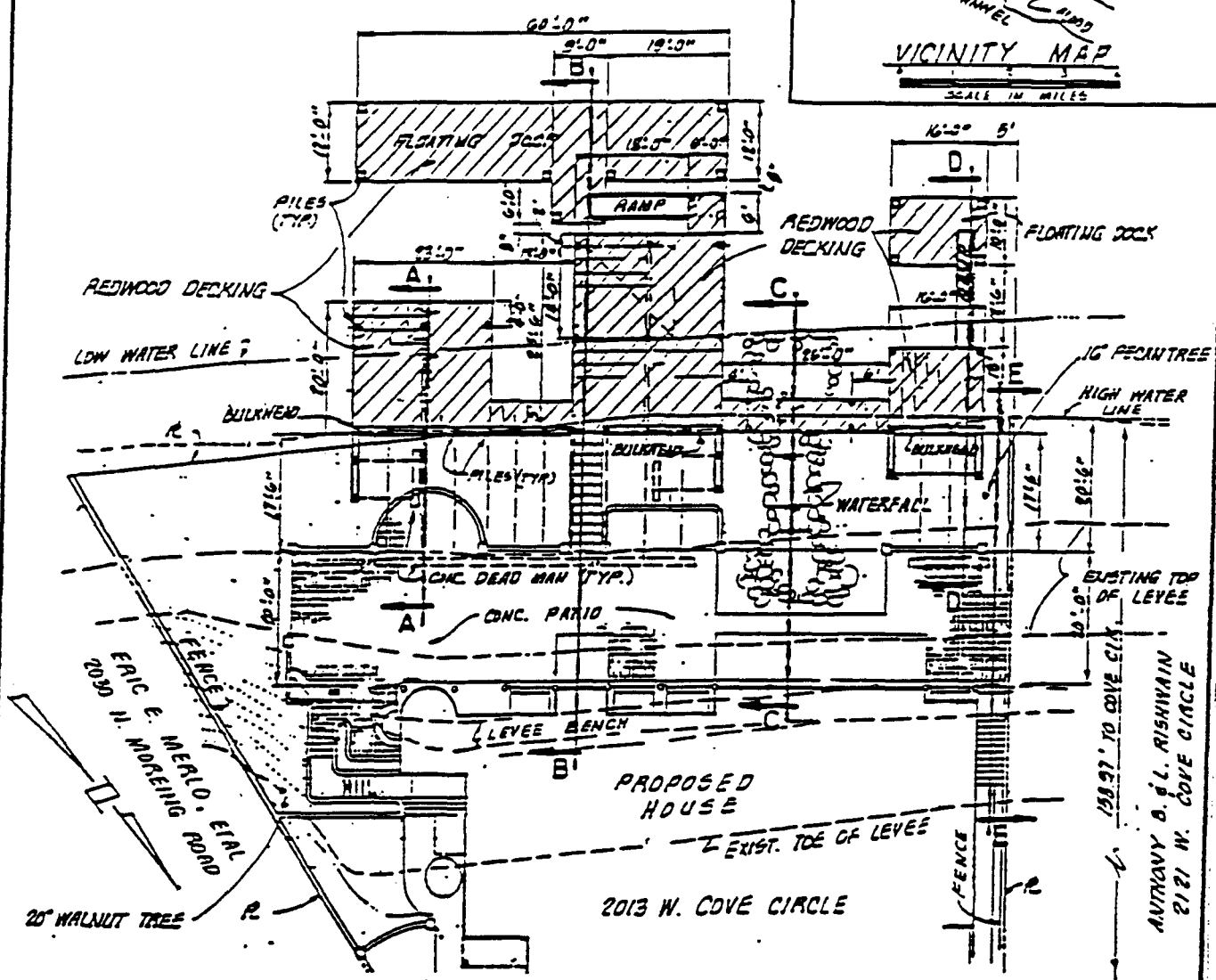
AUTHORIZE ISSUANCE TO CHARLES G. PATMON, III, AND CHERYL L. PATMON, CO-TRUSTEES OF THE DELTA PROPERTY ADMINISTRATION TRUST II, DATED FEBRUARY 23, 1994, OF A GENERAL LEASE - PROTECTIVE STRUCTURE AND RECREATIONAL USE, BEGINNING AUGUST 1, 1997, FOR A TERM OF TEN YEARS, FOR A 20 FOOT X 60 FOOT FLOATING BOAT DOCK, WITH A 6 FOOT X 20 FOOT RAMP; A 10 FOOT X 15 FOOT SWIM FLOAT, WITH A 4 FOOT X 20 FOOT RAMP; A 5 FOOT X 88 FOOT WOODEN DECK WITH A 16 FOOT X 11 FOOT EXTENSION; AND A BULKHEAD USED FOR BANK PROTECTION MEASURING 66 LINEAL FEET; ON THE LAND DESCRIBED ON EXHIBIT A ATTACHED AND BY THIS REFERENCE MADE A PART HEREOF; NO MONETARY CONSIDERATION FOR THE BOAT DOCK AND RAMP PURSUANT TO SECTION 6503.5 OF THE PUBLIC RESOURCES CODE; CONSIDERATION FOR THE BULKHEAD BEING THE PUBLIC USE AND BENEFIT WITH THE STATE RESERVING THE RIGHT AT ANY TIME TO SET A MONETARY RENT IF THE COMMISSION FINDS SUCH ACTION TO BE IN THE STATE'S BEST INTEREST; CONSIDERATION FOR THE WOODEN DECK AND SWIM FLOAT BEING \$114 PER YEAR, WITH THE STATE RESERVING THE RIGHT TO FIX A DIFFERENT RENT PERIODICALLY DURING THE LEASE TERM, AS PROVIDED IN THE LEASE; AND LIABILITY INSURANCE FOR COMBINED SINGLE LIMIT COVERAGE OF NO LESS THAN \$500,000.

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VICINITY MAP  
TAKEN FROM CITY  
OF STOCKTON ROAD  
MAP



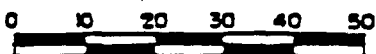
ATHERTON COVE



PURPOSE: TO PREVENT EROSION AND PROVIDE BOATING AND SWIMMING ACCESS

DATUM: U.S.G.S.

PLAN VIEW



CHARLES G. PATMON, III  
1919 GRAND CANAL BLVD.  
STOCKTON, CA 95207  
DAY PHONE (209) 951-4391

PROPOSED BULKHEAD, DOCKS, CUT AND FILL

IN: SAN JOAQUIN RIVER  
AT: CITY OF STOCKTON  
COUNTY OF: SAN JOAQUIN  
STATE: CALIFORNIA  
APPLICATION BY: CHARLES G. PATMON III

SHEET 2 OF 4 DATE: 6-27-86

This exhibit is solely for purposes of generally defining the lease premises, and is not intended to be, nor shall it be construed as, a waiver or limitation of any State interest in the subject or any other property.

Exhibit A CALENDAR PAGE 91 124 001799
MONTH PAGE

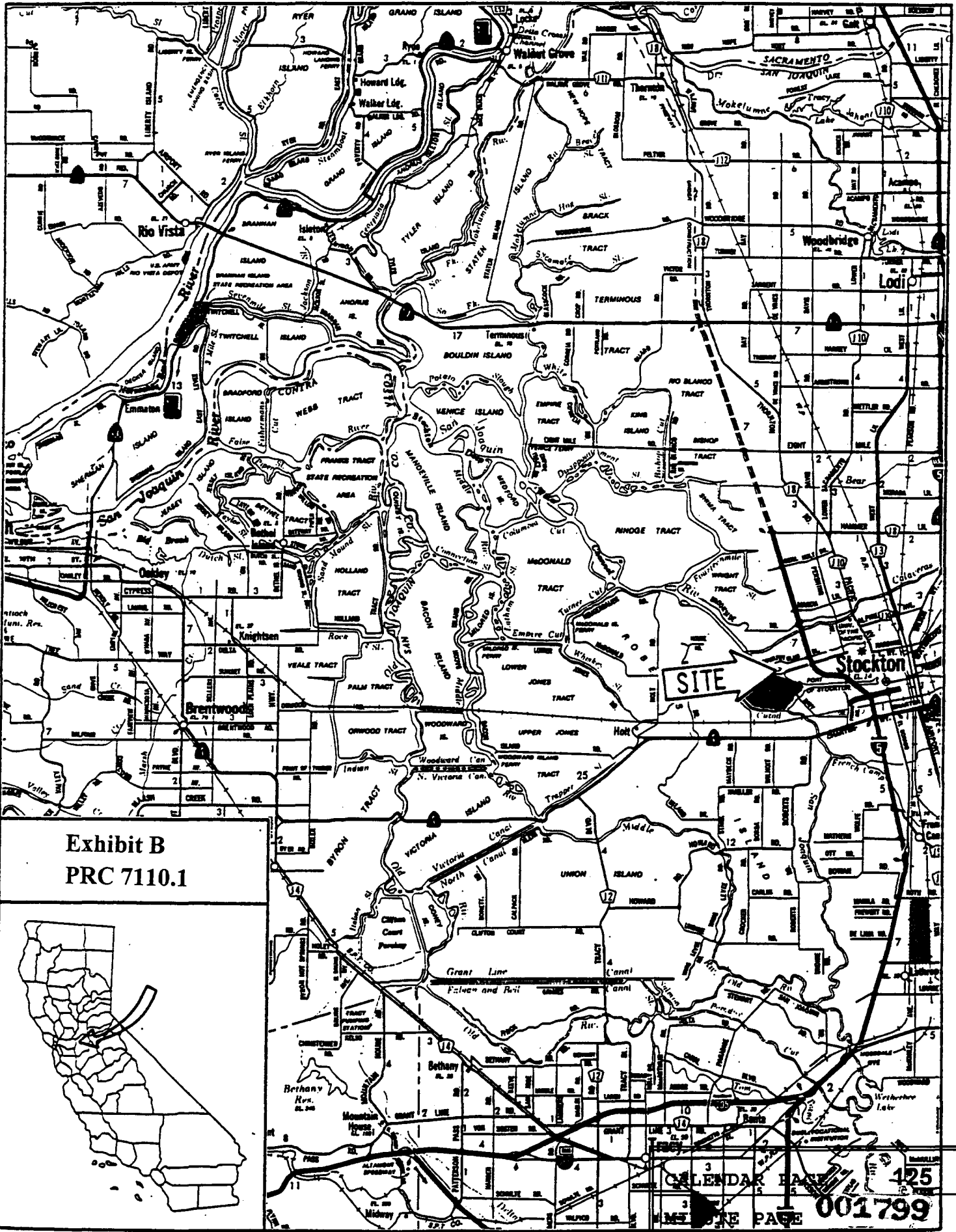


Exhibit B  
 PRC 7110.1



CALENDAR BASE 425  
 001799  
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