

**MINUTE ITEM**

This Calendar Item No. C11 was approved as Minute Item No. 11 by the California State Lands Commission by a vote of 3 to 0 at its 12-16-98 meeting.

**CALENDAR ITEM  
C11**

A 4  
S 1

12/16/98  
PRC 1710.1  
G. Cooper

**ACCEPTANCE OF QUITCLAIM DEED AND TERMINATION OF  
GENERAL LEASE - RECREATIONAL USE, AND  
ISSUANCE OF NEW RECREATIONAL PIER LEASE**

**LESSEES:**

Daniel L. Delaney and  
Elspeth A. D. Delaney  
P. O. Box 963  
Carnelian Bay, California 96140

**APPLICANTS:**

Nicholas J. Kouretas and  
Vandean J. Kouretas, Trustees of the  
Kouretas Family Trust Dated November 15, 1978  
18564 Arbolado Way  
Saratoga, California 95070

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

Sovereign lands in Lake Tahoe, near Carnelian Bay, Placer County.

**AUTHORIZED USE:**

Continued use and maintenance of a pier and two (2) mooring buoys, as shown on the attached Exhibit A.

**LEASE TERM:**

Ten years, beginning May 29, 1998.

**CONSIDERATION:**

No monetary consideration pursuant to Public Resources Code section 6503.5.

**SPECIFIC LEASE PROVISIONS:**

Insurance:

Liability insurance in the amount of no less than \$300,000.

Other:

CALENDAR PAGE	43
MINUTE PAGE	004113

CALENDAR ITEM NO. C11 (CONT'D)

This lease is conditioned on Lessee's obtaining authorization from the Tahoe Regional Planning Agency (TRPA) for the mooring buoys within two years from the effective date of the authorization of the buoys by the Commission.

**OTHER PERTINENT INFORMATION:**

1. On October 17, 1995, the Commission authorized the issuance of a General Lease - Recreational Use, No PRC 1710.1 to Daniel L. Delaney and Elspeth A. D. Delaney for the use and maintenance of a pier and two mooring buoys. The property was sold on May 29, 1998, and title transferred to Nicholas J. Kouretas and Vandean J. Kouretas, Trustees of the Kouretas Family Trust Dated November 15, 1978.
2. Daniel and Elspeth Delaney have executed a quitclaim deed which transfers all right, title and interest in the leasehold back to the State of California. Nicholas J. Kouretas and Vandean J. Kouretas, Trustees of the Kouretas Family Trust Dated November 15, 1978, have applied for a new lease.
3. As to the termination of the existing General Lease - Recreational Use: 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 because the activity is not a "project" as defined by CEQA and the State CEQA Guidelines.
4. As to the issuance of the new Recreational Pier Lease: 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).

Authority: Public Resources Code section 21084 and Title 14, California Code of Regulations, section 15300 and Title 2, California Code of Regulations, section 2905.

CALENDAR PAGE	44
MINUTE PAGE	004114

CALENDAR ITEM NO. C11 (CONT'D)

5. 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.

**FURTHER APPROVALS REQUIRED:**

Buoys: Tahoe Regional Planning Agency

**EXHIBIT:**

A. Site and Location Map

**PERMIT STREAMLINING ACT DEADLINE:**

N/A

**RECOMMENDED ACTION:**

IT IS RECOMMENDED THAT THE COMMISSION:

**CEQA FINDING:**

AS TO THE TERMINATION OF THE EXISTING GENERAL LEASE - RECREATIONAL USE: FIND THAT THE ACTIVITY IS EXEMPT FROM THE REQUIREMENTS OF THE CEQA PURSUANT TO TITLE 14, CALIFORNIA CODE OF REGULATIONS, SECTION 15061, BECAUSE THE ACTIVITY IS NOT A PROJECT AS DEFINED BY PUBLIC RESOURCES CODE 21065, AND TITLE 14, CALIFORNIA CODE OF REGULATIONS, SECTION 1538.

AS TO THE ISSUANCE OF THE NEW RECREATIONAL PIER LEASE: 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).

CALENDAR PAGE	45
MINUTE PAGE	004115

CALENDAR ITEM NO. **C11** (CONT'D)

**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.

**AUTHORIZATION:**

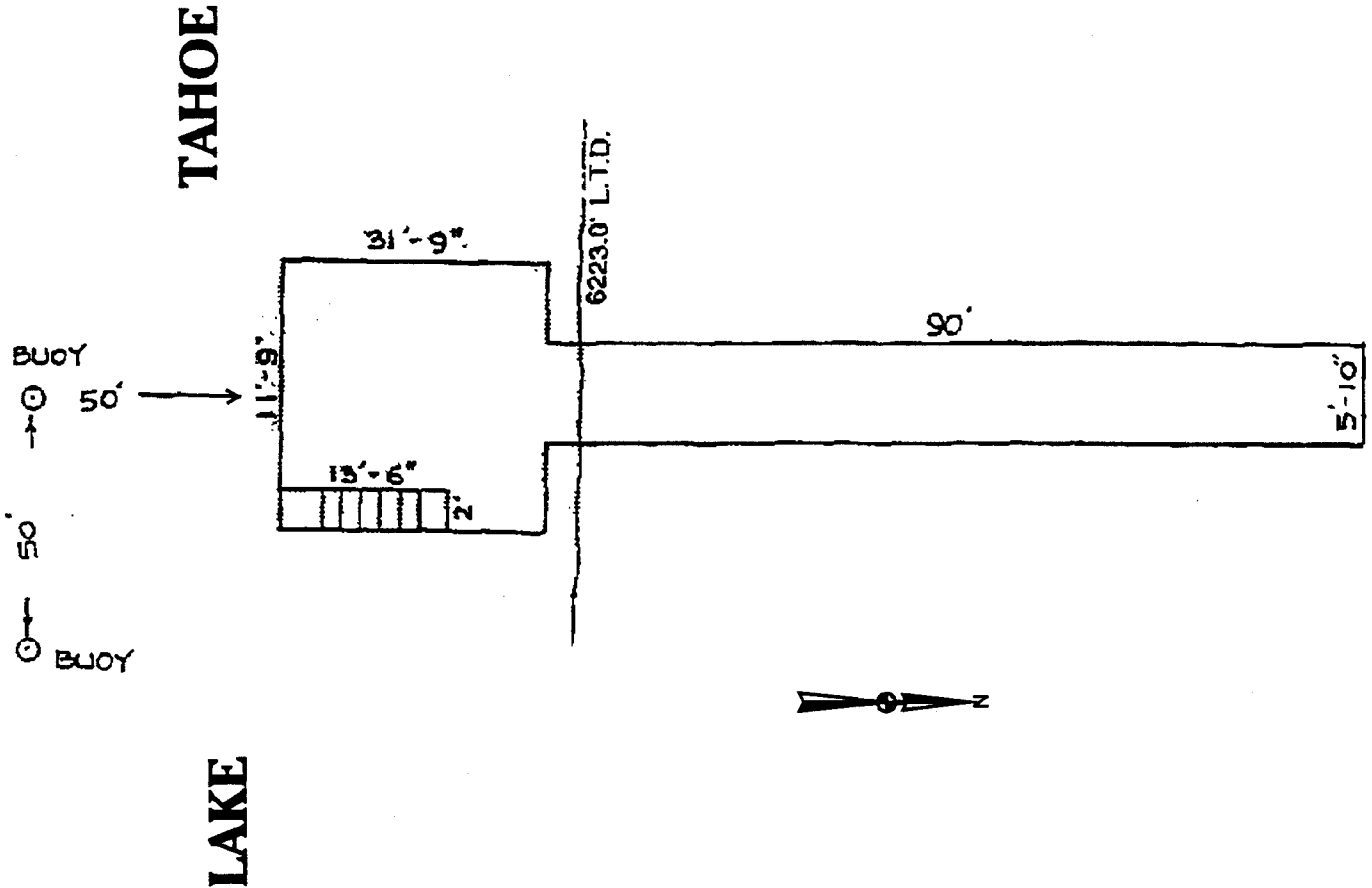
ACCEPT A QUITCLAIM DEED TRANSFERRING ALL RIGHT, TITLE AND INTEREST IN THE LEASEHOLD FROM DANIEL L. DELANEY AND ELSPETH A. D. DELANEY BACK TO THE STATE OF CALIFORNIA AND TERMINATE GENERAL LEASE - RECREATIONAL USE NO. 1710.1 ISSUED TO DANIEL L. DELANEY AND ELSPETH A. D. DELANEY AND APPROVED BY THE COMMISSION ON OCTOBER 17, 1995, MINUTE ITEM NO. 58.

AUTHORIZE ISSUANCE TO NICHOLAS J. KOURETAS AND VANDEAN J. KOURETAS, TRUSTEES OF THE KOURETAS FAMILY TRUST DATED NOVEMBER 15, 1978 OF A TEN-YEAR RECREATIONAL PIER LEASE, BEGINNING MAY 29, 1998, FOR A PIER AND TWO (2) MOORING BUOYS ON THE LAND SHOWN ON EXHIBIT A ATTACHED AND BY THIS REFERENCE MADE A PART HEREOF; NO MONETARY CONSIDERATION PURSUANT TO PUBLIC RESOURCES CODE SECTION 6503.5; LIABILITY INSURANCE IN THE AMOUNT OF NO LESS THAN \$300,000.

CALENDAR PAGE	46
MINUTE PAGE	004116

NO SCALE

# SITE MAP



5230 North Lake Blvd

NO SCALE

# LOCATION MAP

Lake Tahoe

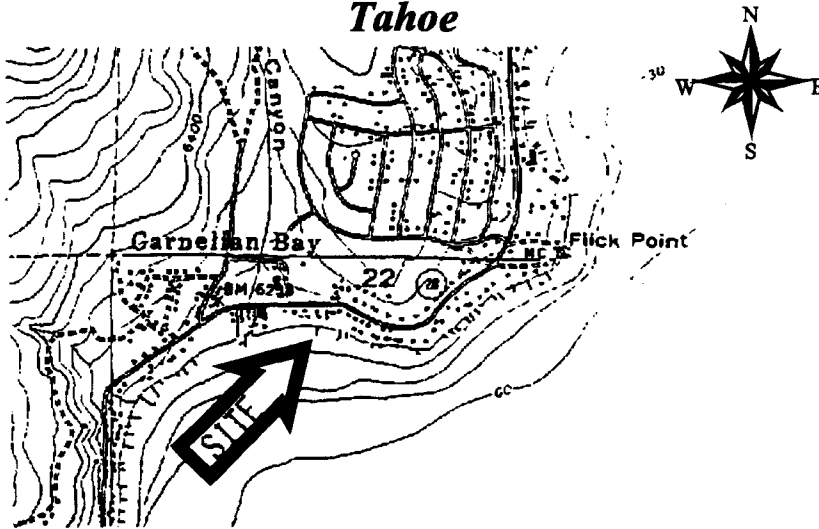
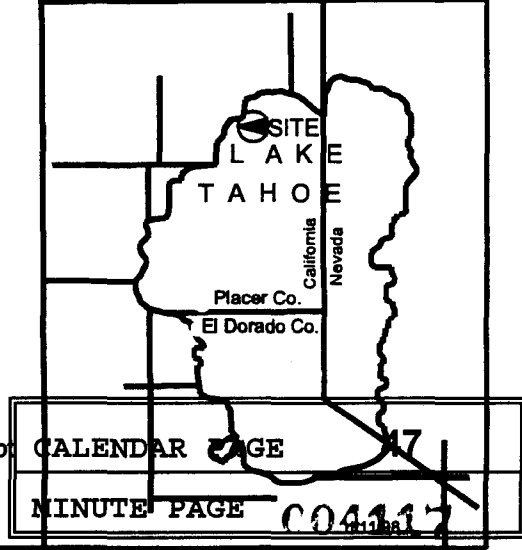


Exhibit A  
 PRC 1710  
 APN 115-030-35  
 Lake Tahoe  
 PLACER COUNTY



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 of limitation of any state interest in the subject or any other property.

CALENDAR PAGE 17

MINUTE PAGE C04117