

MINUTE ITEM  
This Calendar Item No. C60  
was approved as Minute Item  
No. 60 by the State Lands  
Commission by a vote of 3  
to 0 at its 4-20-00  
meeting.

CALENDAR ITEM  
**C60**

A 25,29

04/20/00

S 14,16

W 25461

J. Smith

**GENERAL LEASE FOR RIPARIAN HABITAT RESTORATION**

**LESSEE:**

San Joaquin River Parkway and Conservation Trust, Inc.  
1550 East Shaw Avenue, Suite 114  
Fresno, California 93710

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

Sovereign lands lying below the ordinary low water mark in the San Joaquin River, at Camp Pashayan and Riverside Golf Course, near Herndon, Fresno county.

**AUTHORIZED USE:**

Planting, maintenance and monitoring of riparian habitat.

**LEASE TERM:**

Ten years, beginning April 1, 2000.

**CONSIDERATION:**

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.

**SPECIFIC LEASE PROVISIONS:**

Insurance:

\$1,000,000 Combined Single Limit Coverage.

**OTHER PERTINENT INFORMATION:**

1. Applicant has a right to use the uplands adjoining the lease premises.
2. The restoration projects are a joint venture between the Applicant and the Wildlife Conservation Board. The Camp Pashayan revegetation project involved the installation of a temporary irrigation system, removal of heavily compacted roads and planting of approximately 900 native trees

CALENDAR ITEM NO. C60 (CONT'D)

and shrubs. Species include Blackberry (*Rubus ursinus*), Wild rose (*Rosa californica*), Willow (*Salix sp.*), Cottonwood (*Populus fremontii*), Oregon Ash (*Fraxinus latifolia*), Sycamore (*Platanus racemosa*), Buttonwillow (*Cephalanthus occidentalis*), Alder (*Alnus rhombifolia*), Elderberry (*Sambucus mexicana*) and Valley Oak (*Quercus lobata*). Monitoring and maintenance will include weeding, maintenance of the irrigation system, occasional replanting of unsuccessful trees or shrubs, and removal of the temporary drip irrigation system when the plants are established.

The Riverside Golf Course restoration project involved the removal of debris and seed collection for plant propagation, removal of exotic species, and planting of native species. Species include Willow (*Salix sp.*), Cottonwood (*Populus fremontii*), Oregon Ash (*Fraxinus latifolia*), Sycamore (*Platanus racemosa*), Elderberry (*Sambucus mexicana*), and Valley Oak (*Quercus lobata*). Ongoing monitoring of this project will also occur. This restoration site is in close proximity to the site of a proposed parkway trail (Lewis S. Eaton Trail) for which the applicant, along with the City of Fresno, recently applied for funding. Trail uses will be compatible with restoration activities and will educate the public about the benefits of restoration through interpretive signs.

A component of both projects will be an effort to educate the public on the values of the natural ecosystem of the San Joaquin River and the benefits to the human community. The project is expected to benefit a large number of plant, animal and fish species that are known to use the San Joaquin River and adjacent riparian areas on a year-round or seasonal basis.

3. Camp Pashayan Restoration Project

Pursuant to the Commission's delegation of authority and the State CEQA Guidelines (Title 14, California Code of Regulations, section 15061), the staff CONCURS WITH THE CITY OF Fresno, the Lead Agency that this activity is exempt from the requirements of the CEQA as a categorically exempt project. The project is exempt under Class 8, Actions by Regulatory Agencies for Protection of the Environment; Title 14, California Code of Regulations, section 15308.

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

CALENDAR ITEM NO. C60 (CONT'D)

Riverside Golf Course Restoration Project

A Mitigated Negative Declaration was prepared and adopted for this project by the City of Fresno. The Commission's staff has reviewed such document.

4. 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.

**APPROVALS OBTAINED:**

U.S. Bureau of Reclamation; California Department of Fish and Game; California Department of Parks.

**EXHIBITS:**

- A. Location and Site Map
- B. Land Description
- C. Notice of Determination

**PERMIT STREAMLINING ACT DEADLINE:**

April 24, 2000

**RECOMMENDED ACTION:**

IT IS RECOMMENDED THAT THE COMMISSION:

**CEQA FINDING:**

CAMP PASHAYAN RESTORATION PROJECT

FIND, IN CONCURRENCE WITH THE LEAD AGENCY, THE CITY OF FRESNO, 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 8, ACTIONS TAKEN BY REGULATORY AGENCIES FOR PROTECTION OF THE ENVIRONMENT; TITLE 14, CALIFORNIA CODE OF REGULATIONS, SECTION 15308.

CALENDAR ITEM NO. C60 (CONT'D)

RIVERSIDE GOLF COURSE RESTORATION PROJECT

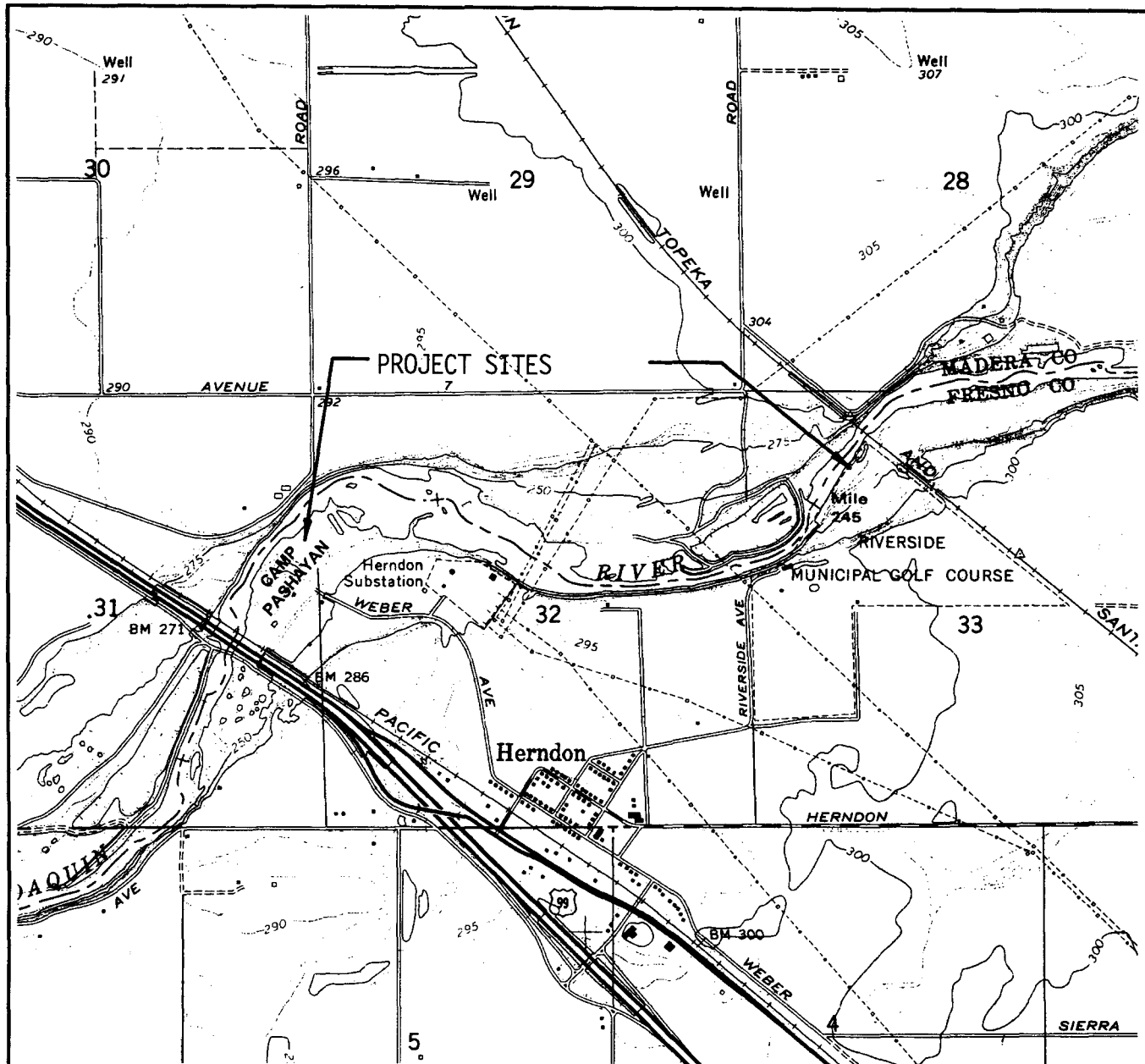
FIND THAT A MITIGATED NEGATIVE DECLARATION WAS PREPARED AND ADOPTED FOR THIS PROJECT BY THE CITY OF FRESNO AND THAT THE COMMISSION HAS REVIEWED AND CONSIDERED THE INFORMATION CONTAINED THEREIN.

**SIGNIFICANT LANDS INVENTORY FINDING:**

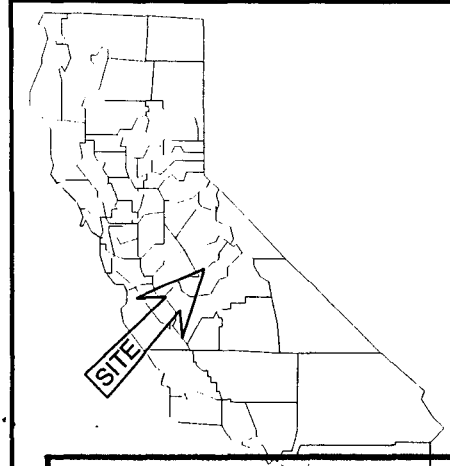
FIND THAT THE ACTIVITY IS CONSISTENT WITH THE USE CLASSIFICATION DESIGNATED BY THE COMMISSION FOR THE LAND PURSUANT TO PUBLIC RESOURCES CODE SECTIONS 6370, ET SEQ.

**AUTHORIZATION:**

AUTHORIZE ISSUANCE TO SAN JOAQUIN RIVER PARKWAY AND CONSERVATION TRUST, INC. OF A GENERAL LEASE FOR RIPARIAN HABITAT RESTORATION, BEGINNING APRIL 1, 2000, FOR A TERM OF TEN YEARS, FOR PLANTING, MAINTENANCE AND MONITORING OF RIPARIAN HABITAT IN THE SAN JOAQUIN RIVER AT CAMP PASHAYAN AND RIVERSIDE GOLF COURSE, ON THE LAND SHOWN ON EXHIBIT A ATTACHED AND BY THIS REFERENCE MADE A PART HEREOF; LIABILITY INSURANCE FOR COMBINED SINGLE LIMIT COVERAGE OF \$1,000,000.



**EXHIBIT A  
W 25461**



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## EXHIBIT B

CAMP PASHAYAN PARCEL

All of those sovereign submerged lands of the State of California, in the bed of the San Joaquin River, situated in the County of Fresno, State of California, lying within the following described parcel:

A portion of that certain parcel, as described in that Quitclaim Deed to Stewart & Nuss, Inc., recorded December 2, 1964 in Book 5100, Page 500, as Document No. 93344, Fresno County Official Records, said parcel also shown on a Record of Survey filed February 1, 1936 in Volume 12 of Record of Surveys, Page 9, Fresno County Records, all lying within Sections 31 and 32, Township 12 South, Range 19 East, Mount Diablo Base and Meridian, being more particularly described as follows:

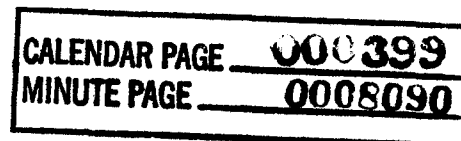
Beginning at the most Easterly corner of said parcel; thence South 63° 00' 00" West, along the Southeasterly line of said parcel, a distance of 750.00 feet to an angle point in the said Southeasterly line; thence South 41° 30' 00" West, along said Southeasterly line, 998.58 feet; thence North 46° 42' 07" West, 135.31 feet; thence North 33° 42' 00" East, 332.74 feet; thence North 57° 56' 16" West, 268.29 feet; thence North 30° 56' 47" East, 181.43 feet; thence North 49° 43' 37" East, 130.35 feet; thence South 75° 52' 24" East, 66.58 feet; thence North 40° 03' 22" East, 223.01 feet; thence South 51° 18' 59" East, 217.53 feet; thence North 28° 35' 13" East, 207.65 feet; thence North 62° 06' 49" East, 315.52 feet; thence North 70° 48' 43" East, 286.19 feet; thence North 36° 20' 32" East, 130.60 feet to a point on the Northeasterly line of said parcel; thence South 39° 35' 00" East, along said Northeasterly line 274.00 feet to the point of beginning.

RIVERSIDE GOLF COURSE PARCEL

All of those sovereign submerged lands of the State of California, in the bed of the San Joaquin River, situated in the County of Fresno, State of California, described as follows:

That portion of the bed of the San Joaquin River lying within the exterior boundaries of Section 33, T. 12 S., R. 19 E., M. D. M. and lying adjacent to the City of Fresno "Riverside Golf Course".

END OF DESCRIPTION



# NOTICE OF DETERMINATION

TO:  Office of Planning and Research FROM: CITY OF FRESNO  
 1400 Tenth Street, Room 121 Development Department  
 Sacramento, California 95814 2600 Fresno Street, Rm 3043  
 Fresno, California 93721-3604

County Clerk  
 County of Fresno, Office of Special Services  
 2221 Kern Street  
 Fresno, California 93721

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

Environmental Assessment No. 96-082

**Project Title**

97022013	Marion S. Dilbeck, City of Fresno, Development Department.	(209) 498-4452
State Clearinghouse Number	Lead Agency	Area Code/Telephone/Extension
(If submitted to Clearinghouse)	Contact Person	

Along the San Joaquin River Bluffs, between Riverside Golf Course, extending eastward to an existing public easement along the Santa Fe Railroad Tracks, City of Fresno, County of Fresno

**Project Location (include County)**

Proposal for the construction of 1/2 mile section of the Lewis S. Eaton Trail.

**Project Description**

This is to advise that the City of Fresno, the Lead Agency, has approved the above-described project on May 3, 1994 and has made the following determinations regarding the above-described project:

1. The project (  will  will not) have a significant effect on the environment.
2.  An Environmental Impact Report was prepared for this project pursuant to the provisions of CEQA.  
 A Mitigated Negative Declaration was prepared for this project pursuant to the provisions of CEQA.
3. Mitigation measures (  were  were not) made a condition of the approval of the project.
4. A statement of Overriding Considerations (  was  was not) adopted for this project.
5. Findings (  were  were not) made pursuant to the provisions of CEQA.

This is to certify that the above-described Mitigated Negative Declaration with comments and responses and record of project approval is available to the General Public at the City of Fresno, Development Department, 2600 Fresno Street, Room 3043, Fresno, California 93721-3604.

*[Signature]* \_\_\_\_\_ 3/11/97 \_\_\_\_\_  
 Date

burn R. Beach, Senior Planner  
 ning Division  
 City of Fresno

Date received for filing at OPR:

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