

**MINUTE ITEM**

This Calendar Item No. C47 was approved as Minute Item No. 47 by the California State Lands Commission by a vote of 3 to 4 at its 10/20/03 meeting.

**CALENDAR ITEM  
C47**

A 4  
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10/20/03  
PRC 8439 WP 8439.1  
B. Young

**AMENDMENT OF GENERAL LEASE – RECREATIONAL USE**

**APPLICANT/LESSEE:**

Tonopalo, L.L.C., A Delaware Limited Liability Company

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

0.37 acres, more or less, of sovereign lands in Lake Tahoe, Tahoe Vista, Placer County.

**AUTHORIZED USE:**

Construction and maintenance of a new multiple use floating pier and retention of three existing mooring buoys and placement of nine additional mooring buoys.

**LEASE TERM:**

Ten years, beginning January 1, 2003.

**CONSIDERATION:**

\$1,318 per annum; with the State reserving the right to fix a different rent periodically during the lease term, as provided in the lease.

**PROPOSED AMENDMENT:**

Amend the prior authorization for the construction and maintenance of a 300 foot floating pier to the construction and maintenance of a partially fixed raised pier (150 feet) and a partially floating pier (150 feet) to be constructed approximately 60 feet west of its previously approved location as shown on the attached Exhibit A.

**SPECIFIC LEASE PROVISIONS:**

Combined single limit coverage of \$1,000,000.

**OTHER PERTINENT INFORMATION:**

1. On December 16, 2002, the Commission authorized the issuance of a General Lease – Recreational Use to the Lessee for the construction of a new floating pier and 12 mooring buoys. The existing lease is for a term

CALENDAR ITEM NO. C47 (CONT'D)

of ten years. The Applicant has submitted an application to modify the proposed pier to provide for a half raised and half floating design at a location approximately 60 feet west of its previously approved location.

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 3, New Construction of Small Structures; Title 2, California Code of Regulations, section 2905 (c)(1).

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

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.

**APPROVEAL OBTAINED:**

Tahoe Regional Planning Agency  
U.S. Army Corps of Engineers  
California Department of Fish and Game  
Lahontan Water Quality Control Board

**EXHIBIT:**

- A. Location and Site Map

**PERMIT STREAMLINING ACT DEADLINE:**

December 25, 2003

**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

-2-

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CALENDAR PAGE

002127

MINUTE PAGE

CALENDAR ITEM NO. C47 (CONT'D)

PROJECT, CLASS 3, NEW CONSTRUCTION OF SMALL STRUCTURES; TITLE 2, CALIFORNIA CODE OF REGULATIONS, SECTION 2905 (c)(1).

**SIGNIFICANT LANDS INVENTORY FINDING:**

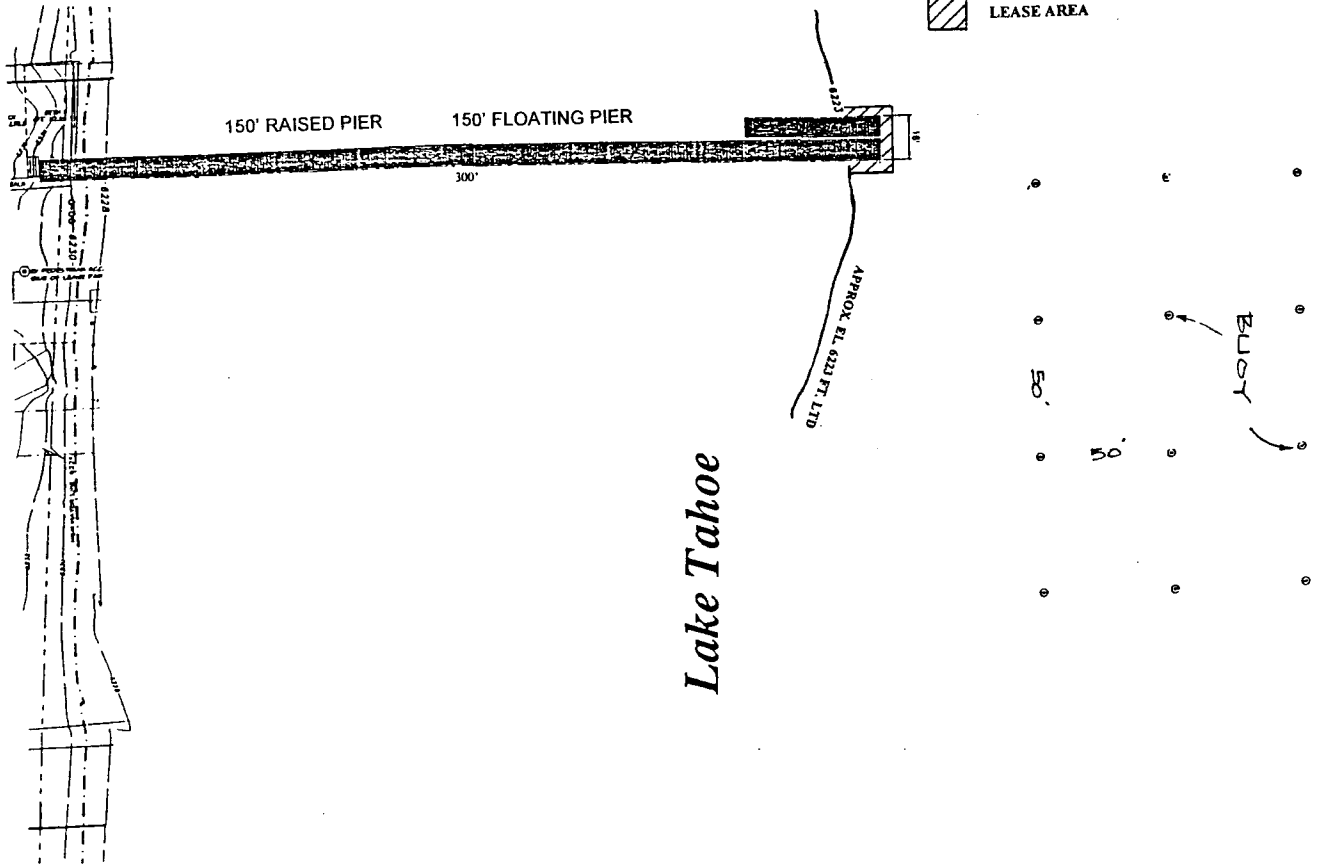
FIND THAT THIS ACTIVITY IS CONSISTENT WITH THE USE CLASSIFICATION DESIGNATED BY THE COMMISSION FOR THE LAND PURSUANT TO PUBLIC RESOURCES CODE SECTIONS 6370, ET SEQ.

**AUTHORIZATION:**

AUTHORIZE THE AMENDMENT OF LEASE PRC 8439.1, GENERAL LEASE – RECREATIONAL USE, EFFECTIVE OCTOBER 1, 2003, FOR THE CONSTRUCTION OF A NEW RAISED PIER FOR THE INITIAL 150 FEET AND A FLOATING PIER FOR THE REMAINING 150 FEET AS SHOWN ON EXHIBIT A ATTACHED AND BY THIS REFERENCE MADE A PART HEREOF; ALL OTHER TERMS AND CONDITIONS OF THE LEASE WILL REMAIN IN EFFECT WITHOUT AMENDMENT.

NO SCALE

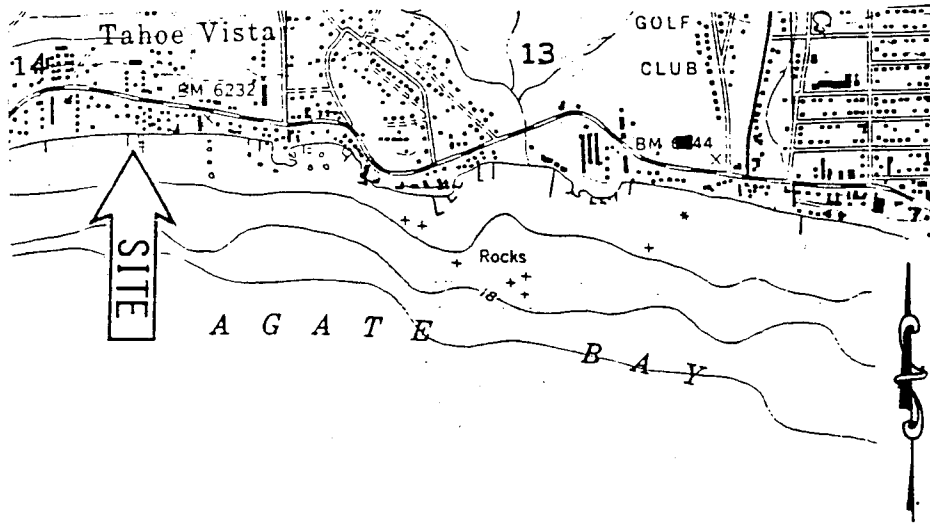
# SITE MAP



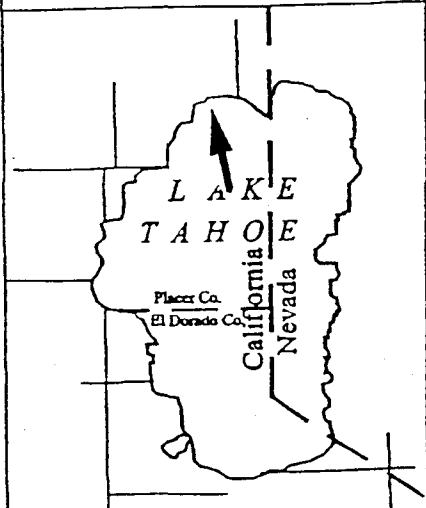
6724 & 6750 North Lake Blvd.

NO SCALE

# LOCATION MAP



**EXHIBIT A**  
 PRC 8439.1  
 APN 117-072-008 &  
 117-072-009  
 Lake Tahoe  
 PLACER COUNTY



This exhibit is solely for purposes of generally defining the lease premises, is based on unverified information provided by lessee or other parties, and is not intended to be, nor shall it be construed to as a waiver or limitation of any state interest in the subject of any other property.