

**MINUTE ITEM**

This Calendar Item No. C22 was approved as Minute Item No. 22 by the California State Lands Commission by a vote of 3 to 0 at its 2/2/04 meeting.

**CALENDAR ITEM  
C22**

A 6  
S 3

02/02/04  
PRC3507 WP 3507.9  
N. Quesada

**RECREATIONAL PIER LEASE**

**APPLICANTS:**

Pamela Kvalheim and Patricia A. Kvalheim

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

Sovereign lands in the Petaluma River, Black Point, Marin County.

**AUTHORIZED USE:**

Continued use and maintenance of an existing walkway, storage shed, landing pad, ramp, pier, and floating boat dock.

**LEASE TERM:**

Ten years, beginning July 24, 2003.

**CONSIDERATION:**

No monetary consideration pursuant to Public Resources Code section 6503.5.

**SPECIFIC LEASE PROVISIONS:**

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

**OTHER PERTINENT INFORMATION:**

1. Applicants own the uplands adjoining the lease premises.
2. On April 24, 2001, the Commission authorized a Recreational Pier Lease with Victoria P. Nichols. On July 16, 2003, Christina M. Nichols, Executor of the Estate of Victoria Nichols, deeded the littoral land to Pamela Kvalheim and Patricia A. Kvalheim. Pamela Kvalheim and Patricia A. Kvalheim are now applying for a new Recreational Pier Lease. Applicants qualify for a Recreational Pier Lease because they are natural persons who have improved the littoral land with, and use the upland for, a single-family dwelling.

CALENDAR ITEM NO. C22 (CONT'D)

3. 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.

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.

**EXHIBIT:**

- A. Site Map and 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.

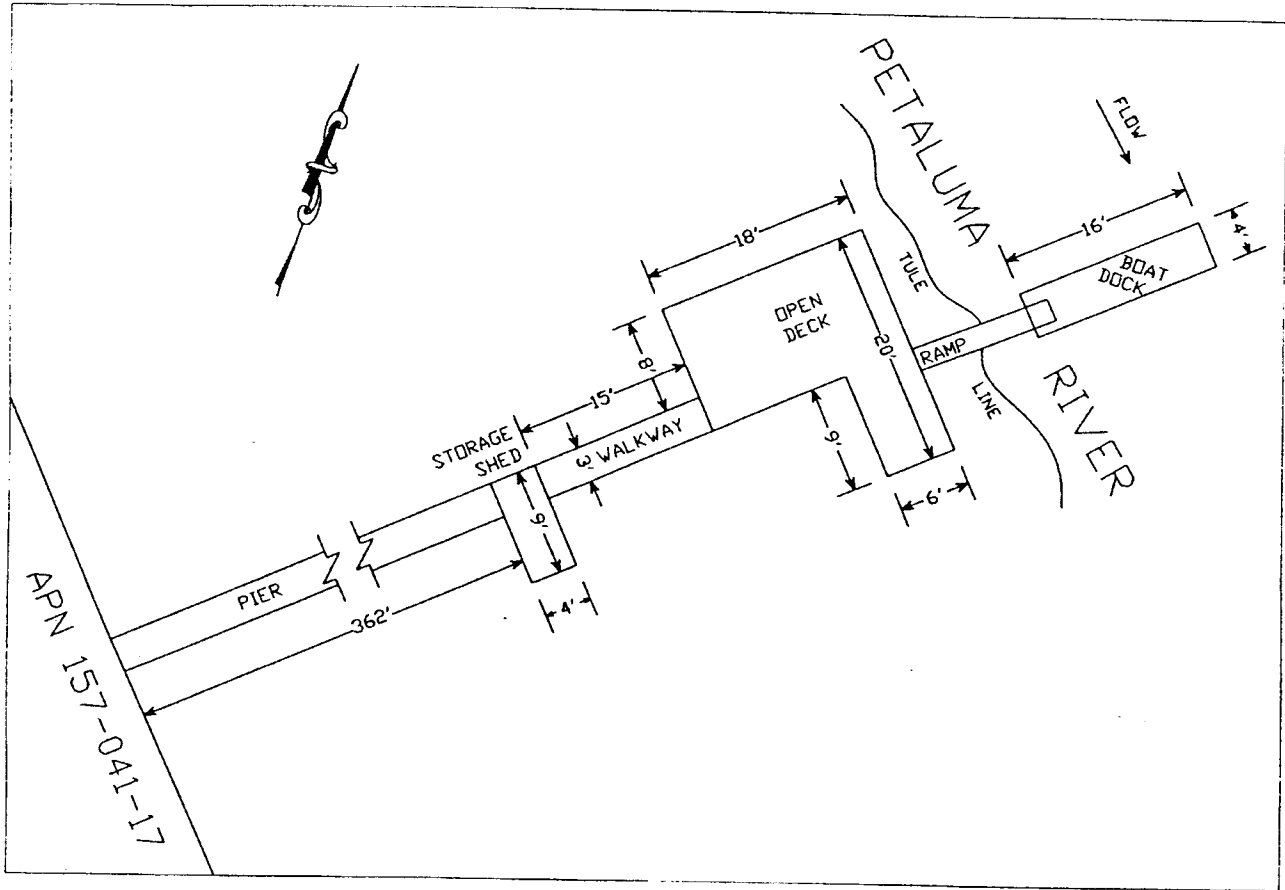
CALENDAR ITEM NO. C22 (CONT'D)

**AUTHORIZATION:**

AUTHORIZE ISSUANCE TO PAMELA KVALHEIM AND PATRICIA A. KVALHEIM OF A TEN-YEAR RECREATIONAL PIER LEASE, BEGINNING JULY 24, 2003, FOR THE CONTINUED USE AND MAINTENANCE OF AN EXISTING WALKWAY, STORAGE SHED, LANDING PAD, RAMP, PIER, AND FLOATING BOAT DOCK AS REPRESENTED 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.

NO SCALE

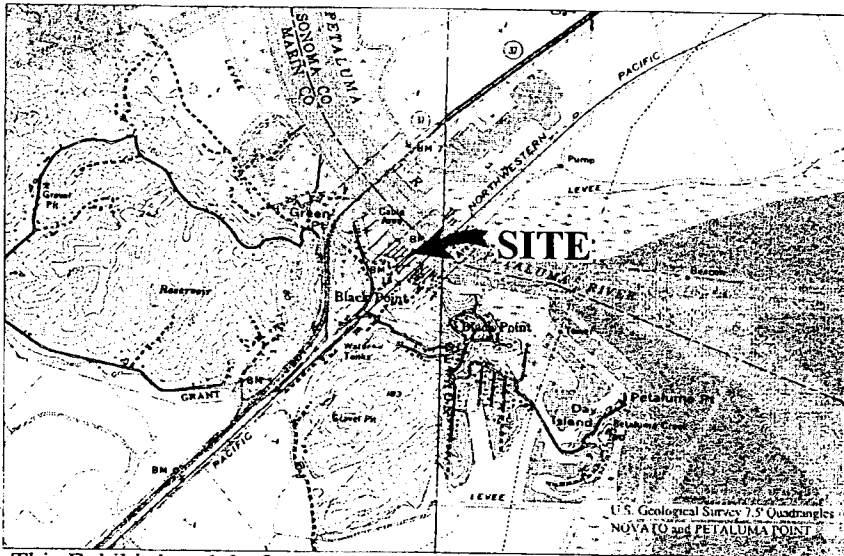
# SITE MAP



45 Havenwood Drive, Novato, CA

NO SCALE

# LOCATION MAP



**EXHIBIT A**  
**PRC 3507.9**  
 APN 157-041-17  
 Pamela & Patricia  
 Kvalheim - RPL  
 MARIN 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 as a waiver or limitation of any state interest in the subject or any other property.

DWC 01-09-04

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