

**MINUTE ITEM**  
This Calendar Item No. C58 was approved as  
Minute Item No. 58 by the California State Lands  
Commission by a vote of 3 to 2 at its  
8-17-04 meeting.

**CALENDAR ITEM**  
**C58**

A 67 08/17/04  
S 35 PRC 3251 WP 3251.9  
S. Young

**RECREATIONAL PIER LEASE**

**APPLICANTS:**

Bayless Conley and Janet D. Conley

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

Sovereign lands in Huntington Harbour, Huntington Beach, Orange County.

**AUTHORIZED USE:**

The continued use and maintenance of an existing boat dock and access ramp.

**LEASE TERM:**

Ten years, beginning August 17, 2004.

**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 PERTINENT INFORMATION:**

1. On August 22, 1990, the Commission approved a ten-year Recreational Pier Lease for a boat dock to Jane W. Edgerton, Trustee of the Edgerton Family Trust. Subsequently, Lessee sold the littoral parcel in 1992. It appears that the littoral parcel was sold again in 1993, 2000, and 2002. The lease expired August 21, 2000. The littoral parcel was deeded to the Applicants on November 10, 2003. The 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. Applicants are now applying for a new Recreation Pier Lease.
2. Pursuant to the Commission's delegation of authority and the State CEQA Guidelines (Title 14, California Code of Regulations, section 15061), the

CALENDAR ITEM NO. C58 (CONT'D)

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.

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.

**EXHIBIT:**

- A. Location and Site 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.

**AUTHORIZATION:**

AUTHORIZE ISSUANCE TO BAYLESS CONLEY AND JANET D. CONLEY OF A TEN-YEAR RECREATIONAL PIER LEASE, BEGINNING

CALENDAR ITEM NO. C58 (CONT'D)

AUGUST 17, 2004, FOR CONTINUED USE AND MAINTENANCE OF AN EXISTING BOAT DOCK AND ACCESS RAMP 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

GILBERT DRIVE

APN 178-402-14

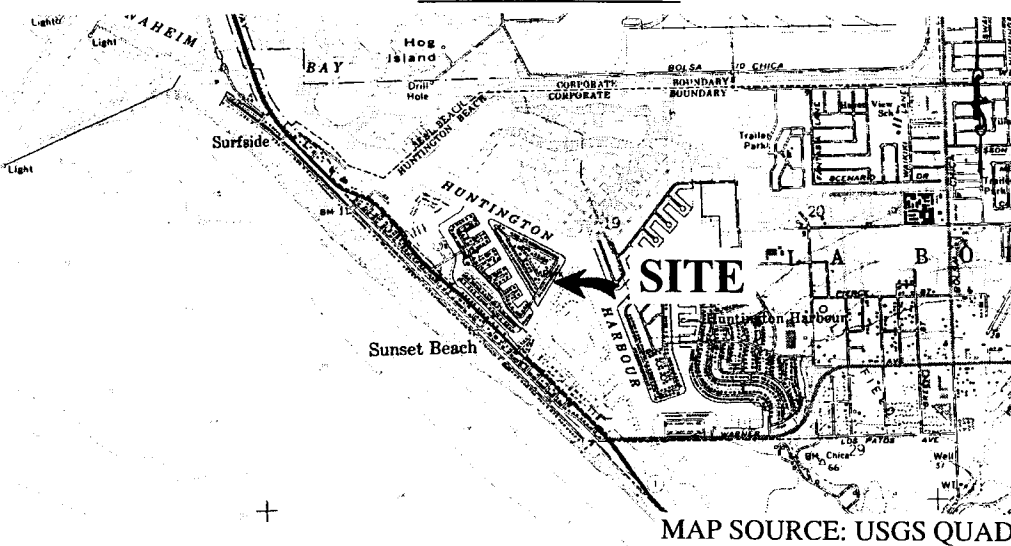
CHANNEL

EXISTING DOCK

3452 GILBERT DRIVE, HUNTINGTON HARBOUR

NO SCALE

## LOCATION



MAP SOURCE: USGS QUAD

## **Exhibit A**

WP 3251.9

BAYLESS & JANET D. CONLEY

APN 178-402-14

RECREATIONAL PIER USE

HUNTINGTON BEACH

ORANGE CO.



**SITE**

MJJ 06/04

This Exhibit is solely for purposes of generally defining the lease premises, is based on unverified information provided by the 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.