

**CALENDAR ITEM
C10**

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04/23/14
PRC 7775.9
D. Jones

GENERAL LEASE - DREDGING

APPLICANT:

City of Sacramento

AREA, LAND TYPE, AND LOCATION:

Sovereign land in the Sacramento River, adjacent to Assessor's Parcel Number 009-0020-003, at the entrance to the Sacramento Marina in Miller Park and at the Miller Park Boat Ramp, in the city of Sacramento, Sacramento County.

AUTHORIZED USE:

Dredge a maximum of 13,000 cubic yards of material annually to maintain a navigable depth: 3,000 cubic yards of material at the Miller Park Boat Ramp and 10,000 cubic yards of material from the entrance to the mouth of the Sacramento Marina located in Miller Park. Dredged materials will initially be disposed of on either one of two city-owned upland parcels, the Broadway Corporation Yard or the city's overflow lot for dewatering, each approximately one-half mile from the dredging site, and then disposed of at the U.S. Army Corps of Engineers' (Corps) approved Kiefer Landfill site.

LEASE TERM:

10 years, beginning August 3, 2014.

CONSIDERATION:

No monetary consideration is due for the lease because there is no commercial benefit from the project and the dredged material may not be sold.

OTHER PERTINENT INFORMATION:

1. Applicant owns the upland adjoining the lease premises.
2. The proposed dredging projects are located within lands granted to the city of Sacramento pursuant to Chapter 1266, Statutes of 1970, as amended, minerals reserved, and also extends onto ungranted sovereign lands.

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3. On August 17, 2004, the Commission authorized a Dredging Lease with the city of Sacramento for a 10-year period beginning August 3, 2004, expiring August 2, 2014, to dredge approximately 3,000 cubic yards per year at the Miller Park Boat Ramp. On February 9, 2006, the Commission amended the Lease to authorize a second site: maintenance dredging of a maximum of 10,000 cubic yards of material per year from the entrance to the mouth of the Sacramento Boat Harbor, now called the Sacramento Marina, located in Miller Park, which was previously authorized under PRC 5232.9. The two sites are separated by a beach area approximately 50 feet by 150 feet in area. The Applicant is now applying for a new General Lease - Dredging.
4. At the Miller Park Boat Ramp site, the dredging operation consists of dredging sediment from the boat ramp, immediately south of and adjacent to the beach area/entrance channel. Typically, the City dredges no more than 500 cubic yards from the site annually. Dredging is performed with a clamshell pursuant to their Corps' permit. At the Sacramento Marina Entrance Channel, the dredging operation consists of dredging sediment from the entrance channel. Typically the City dredges no more than 1,000 cubic yards from the site annually. Dredging is performed with a clamshell pursuant to their Corps' permit.

For both projects, the dredged sediment will be placed into dump trucks from the clamshell while still wet and hauled to either the Broadway Corporation Yard or to the City's overflow lot for dewatering, and then taken to Corps' approved Kiefer Landfill where it is used as compacted cover fill.

The dredging contractor places a silt curtain at the dredging location. Wattle is placed along the beach and boat ramp to prevent erosion and contain any runoff from the clamshell operation. When dredging is complete, the beach area is reseeded, and wattle is left behind to prevent erosion while the vegetation grows.

5. The staff recommends that the Commission find that this activity is exempt from the requirements of the California Environmental Quality Act (CEQA) as a categorically exempt project. The project is exempt under Class 4, Minor Alterations to Land; California Code of Regulations, Title 14, section 15304, subdivision (g).

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

6. This activity involves lands identified as possessing significant environmental values pursuant to Public Resources Code section 6370 et seq., but such activity will not affect those significant lands. 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. Army Corps of Engineers, U.S. Fish and Wildlife Service, NOAA Fisheries, California Department of Fish and Wildlife, Central Valley Flood Protection Board, Central Valley Regional Water Quality Control Board.

EXHIBITS:

- A. Land Description
- B. Site and Location Map

RECOMMENDED ACTION:

It is recommended that the Commission:

CEQA FINDING:

Find that the activity is exempt from the requirements of CEQA pursuant to California Code of Regulations, Title 14, section 15061 as a categorically exempt project, Class 4, Minor Alterations to Land; California Code of Regulations, Title 14, section 15304, subdivision (g).

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 section 6370 et seq.

AUTHORIZATION:

Authorize issuance of a General Lease - Dredging to the city of Sacramento beginning August 3, 2014, for a term of 10 years, to annually dredge a combined maximum of 13,000 cubic yards of material during the lease term: 3,000 cubic yards of material annually during the lease term from the entrance to the mouth of the Sacramento Marina and to dredge a maximum of 10,000 cubic yards of material annually during the lease term

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from the Miller Park Boat Ramp as described on Exhibit A and shown on Exhibit B (for reference purposes only) attached and by this reference made a part hereof. Dredged material will initially be disposed of at the Broadway Corporation Yard or the city's overflow lot for dewatering and then disposed of at the U.S. Army Corps of Engineers' approved Kiefer Landfill site. Such permitted activity is contingent upon Applicant's compliance with applicable permits, recommendations, or limitations issued by federal, State and local governments. No monetary consideration is due for the lease because there is no commercial benefit from the project and the dredged material may not be sold.

EXHIBIT A

PRC 7775.9

LAND DESCRIPTION

Two (2) parcels of tide and submerged land, whether granted or ungranted, situate in the bed of the Sacramento River, lying in and adjacent to those lands granted to the City of Sacramento pursuant to Chapter 1266, Statutes of 1970, and shown on that record of survey map titled "Portion of Projected Section 11 – T.8N., R.4E. M.D.B. & M." dated November 1972 and filed in Book 30 of Surveys, Page 10, County of Sacramento, State of California and more particularly described as follows:

Parcel 1 – Mouth of Sacramento Marina

COMMENCING at the southeast corner of "Parcel 2" as shown on said record of survey; thence along the easterly line of said parcel North 18°37'00" West 375.00 feet; thence leaving said line North 31°06'30" West 423.32 feet to the POINT OF BEGINNING; thence South 69°13'34" West 231.09 feet; thence North 17°40'44" West 118.72 feet; thence North 45°36'26" East 175.35 feet; thence South 39°30'09" East 199.36 feet to the POINT OF BEGINNING.

EXCEPTING THEREFROM any portion lying landward of the ordinary high water mark of the Sacramento River.

Parcel 2 – Miller Park Boat Launch Ramp

COMMENCING at the southeast corner of "Parcel 2" as shown on said record of survey; thence along the easterly line of said parcel North 18°37'00" West 375.00 feet; thence leaving said line North 74°27'58" West 287.47 feet to the POINT OF BEGINNING; thence South 50°14'35" West 90.00 feet; thence North 39°45'25" West 150.00 feet; thence North 50°14'35" East 90.00 feet; thence South 39°45'25" East 150.00 feet to the POINT OF BEGINNING.

EXCEPTING THEREFROM any portion lying landward of the ordinary high water mark of the Sacramento River.

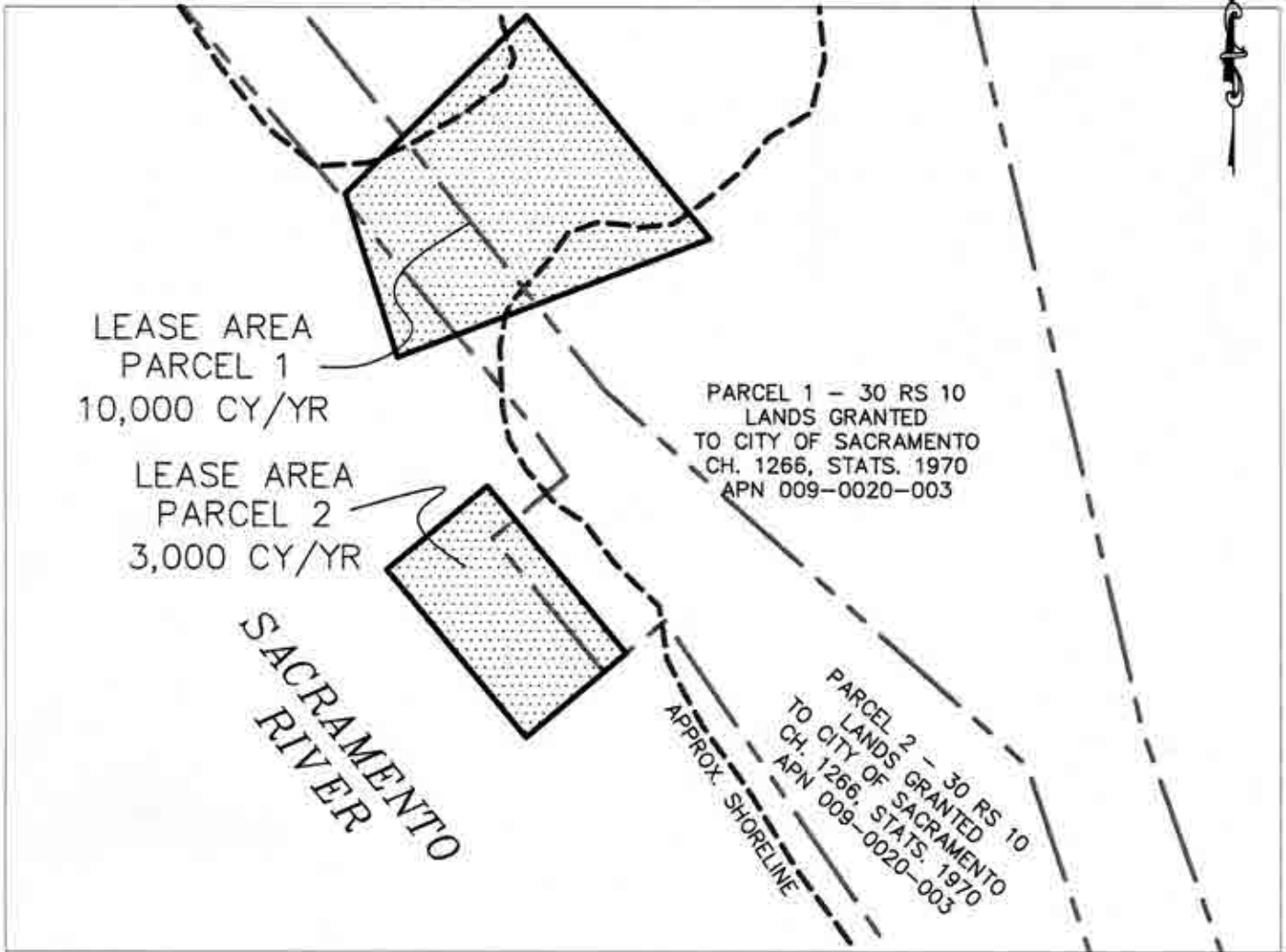
END OF DESCRIPTION

PREPARED 8/27/13 BY THE CALIFORNIA STATE LANDS COMMISSION BOUNDARY UNIT



NO SCALE

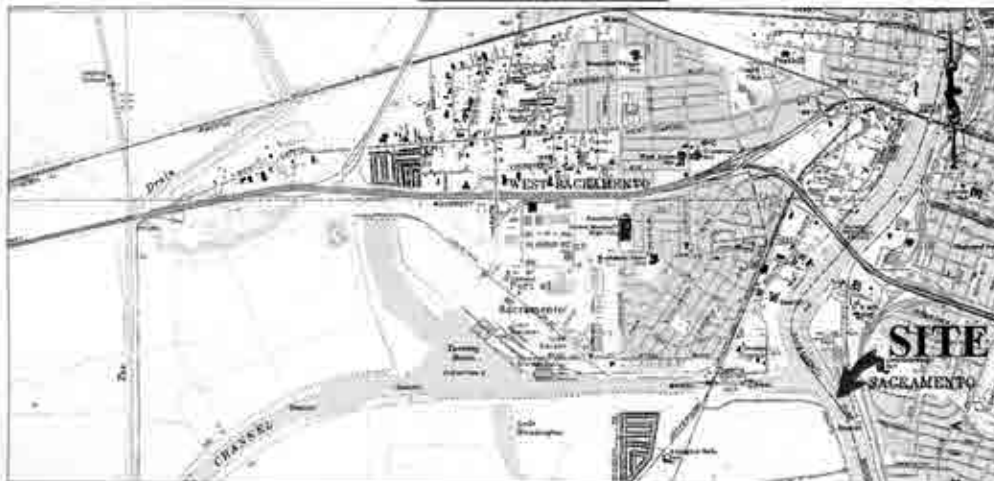
SITE



2710 Ramp Way, Sacramento - Sacramento Marina, Miller Park

NO SCALE

LOCATION



MAP SOURCE: USGS QUAD

Exhibit B

PRC 7775.9
CITY OF SACRAMENTO
APN 009-0020-003
GENERAL LEASE -
DREDGING
SACRAMENTO COUNTY



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.