

**CALENDAR ITEM  
C44**

A 10  
S 2

08/19/15  
PRC 3542.1  
V. Caldwell

**GENERAL LEASE – RECREATIONAL USE**

**APPLICANT:**

Hans Eric Eide and Leonette Prince Eide, as Trustees of the Eide Family Trust,  
2003

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

Sovereign land in the Petaluma River, adjacent to 124 Harbor Drive, near the city  
of Novato, Marin County.

**AUTHORIZED USE:**

Continued use and maintenance of an existing uncovered floating boat dock,  
walkway, ramp, platform deck and shed.

**LEASE TERM:**

10 years, beginning July 14, 2015.

**CONSIDERATION:**

\$335 per year, with an annual Consumer Price Index adjustment.

**SPECIFIC LEASE PROVISIONS:**

Liability insurance in an amount no less than \$1,000,000 per occurrence.

**OTHER PERTINENT INFORMATION:**

1. Applicant owns the upland adjoining the lease premises.
2. On June 20, 2005, the Commission authorized a General Lease -  
Recreational Use to Hans Eric Eide and Leonette Prince Eide, as  
Trustees of the Eide Family Trust, 2003. That lease expired on July 13,  
2015. The Applicant is now applying for a new General Lease –  
Recreational Use.
3. 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 1,  
Existing Facilities; California Code of Regulations, Title 2, section 2905,  
subdivision (a)(2).

CALENDAR ITEM NO. **C44** (CONT'D)

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

4. 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.

**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 1, Existing Facilities; California Code of Regulations, Title 2, section 2905, subdivision (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 section 6370 et seq.

**AUTHORIZATION:**

Authorize issuance of a General Lease – Recreational Use to Hans Eric Eide and Leonette Prince Eide, Trustees of the Eide Family Trust, 2003, beginning July 14, 2015, for a term of 10 years, for the continued use and maintenance of an existing uncovered floating boat dock, walkway, ramp, platform deck, and shed as described in Exhibit A and shown on Exhibit B (for reference purposes only) attached and by this reference made a part hereof; annual rent in the amount of \$335 with an annual Consumer Price Index adjustment; and liability insurance in an amount no less than \$1,000,000 per occurrence.

**EXHIBIT A**

**PRC 3542.1**

**LAND DESCRIPTION**

A parcel of tide and submerged land situate in the bed of the Petaluma River, lying adjacent to Rancho De Novato, patented April 10, 1866, Marin County, State of California and more particularly described as follows:

All those lands underlying an existing floating boat dock, walkway, ramp, shed, deck platform and four pilings lying adjacent to those parcels as described in Grant Deed, recorded August 18, 2003 in Document Number 2003-0100231 in Official Records of said County.

TOGETHER WITH any applicable Impact Area(s).

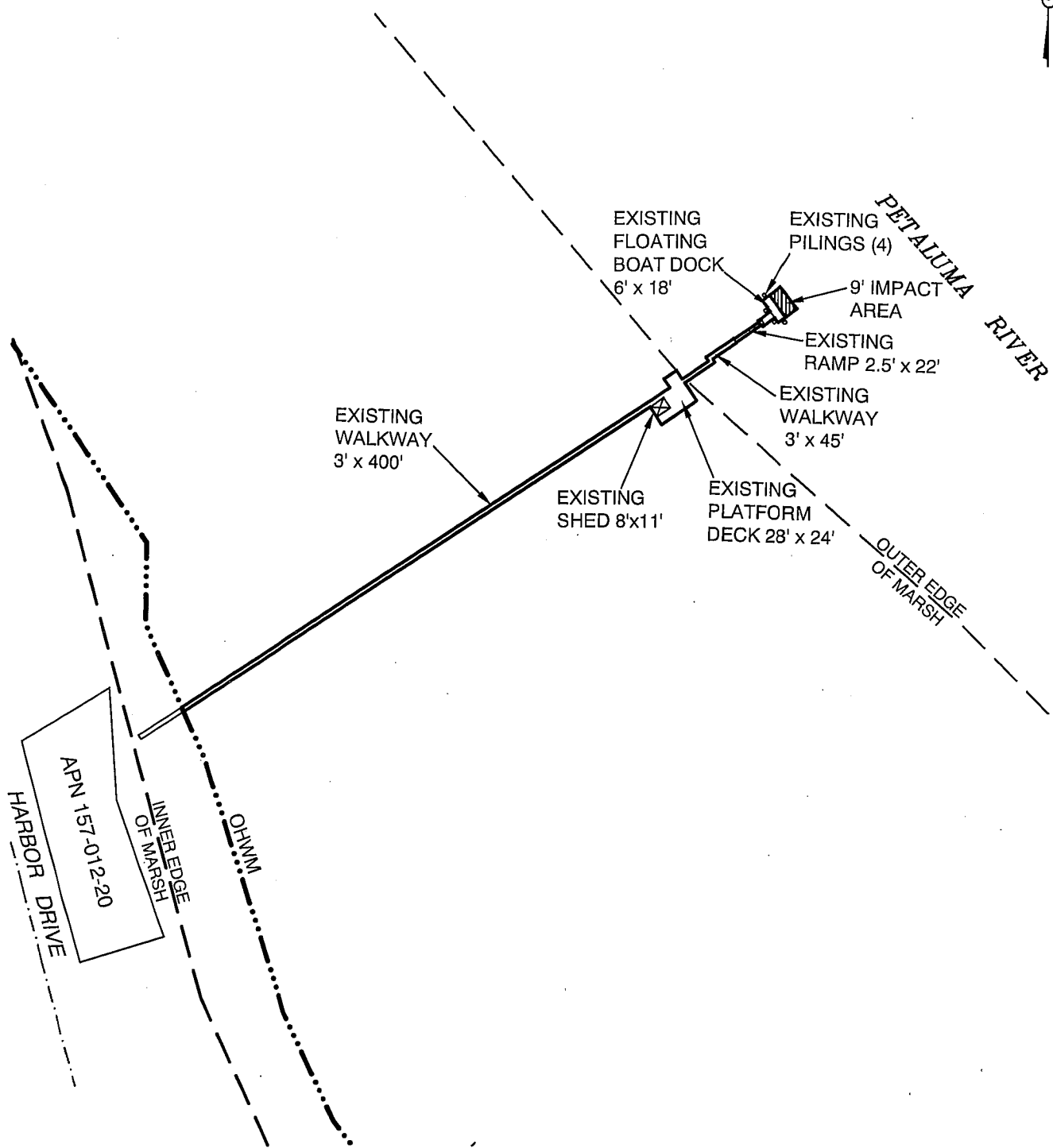
EXCEPTING THEREFROM any portion lying landward of the ordinary high water mark of the right bank of said river.

Accompanying plat is hereby made part of this description.

**END OF DESCRIPTION**

Prepared 11/25/14 by the California State Lands Commission Boundary Unit





**EXHIBIT A**

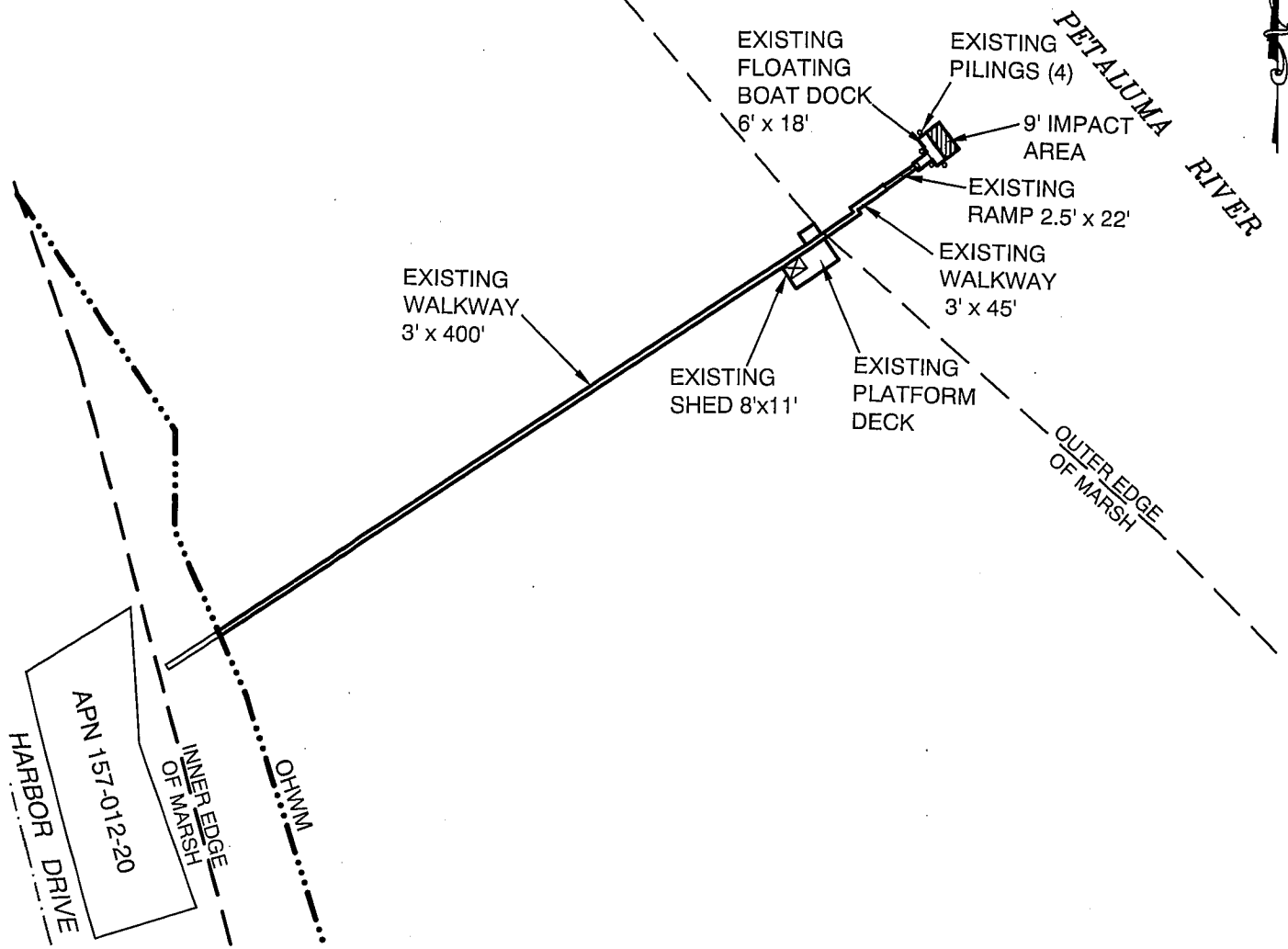
LAND DESCRIPTION PLAT  
 PRC 3542.1, EIDE TRUSTEES  
 MARIN COUNTY

CALIFORNIA STATE  
 LANDS COMMISSION



NO SCALE

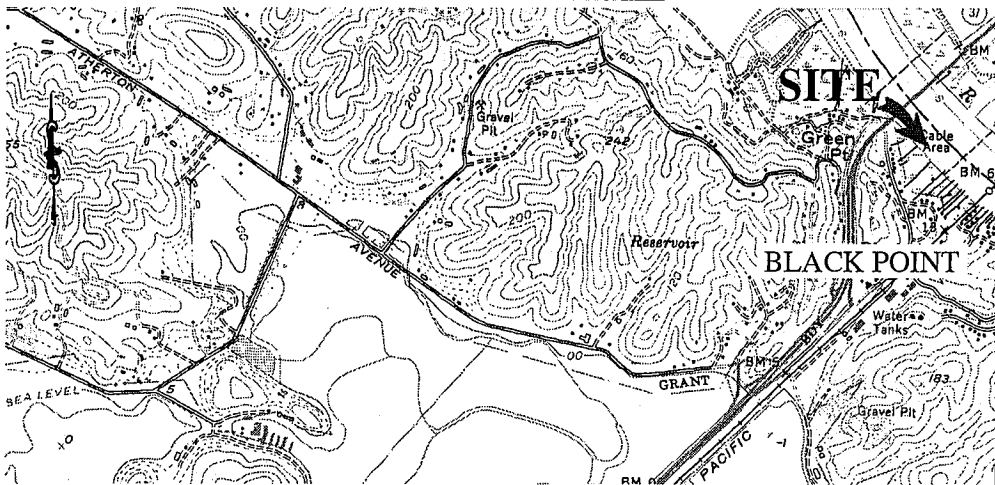
### SITE



124 HARBOR DRIVE, NOVATO

NO SCALE

### LOCATION



MAP SOURCE: USGS QUAD

### Exhibit B

PRC 3542.1  
 EIDE TRUSTEES  
 APN 157-012-20  
 GENERAL LEASE -  
 RECREATIONAL USE  
 MARIN COUNTY



SITE

TS 11/25/14

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.