

MINUTE ITEM

This Calendar Item No. 28
was approved as Minute Item
No. 28 by the State Lands
Commission by a vote of 3
to 0 at its 3-5-81
meeting.

CALENDAR ITEM

28

2/81
WP 706
Hadly

APPROVAL OF REDWOOD BANK AS SECURED
PARTY-LENDER FOR TAHOE BOAT COMPANY MARINA
REFINANCING

At its June 1980 meeting, the Commission approved granting a long-term percent of gross commercial lease to John and Barbara Kearns, general partners of the Roundhouse, a limited partnership owning and operating the Tahoe Boat Company commercial marina located at Tahoe City, Lake Tahoe. Approved concurrently with the lease was the concept and form of an Agreement and Consent to Encumbrancing of the Lease for the purposes of "construction and permanent financing and refinancing of improvements to be repaired, constructed or reconstructed by the lessee on the Lease Premises." Mr. Kearns proposes to greatly expand his water facilities. He has employed an architect and environmental consultant to assist him in drafting his plans and securing permits from the various responsible agencies. Refinancing of the amount of \$750,000 was necessary to pay off his current loan for existing improvements and to finance his proposed expansion.

His proposed lender, Redwood Bank of San Francisco approved the loan package, but required a security interest in both the uplands and the leasehold over State lands. Redwood Bank has operated in California since 1972, has four branches in northern California, and had total assets of \$169,781,000 as of December, 1980. In financial resources it is 53rd of 260 State and National Banks in California and 44th of 217 State Chartered Banks in California. Redwood Bank's main office is located at 735 Montgomery Street, San Francisco. Redwood Bank was approved as a Secured Party-Lender in a polling of the Commissions on February 11, 1981.

EXHIBIT: A. Site Map.

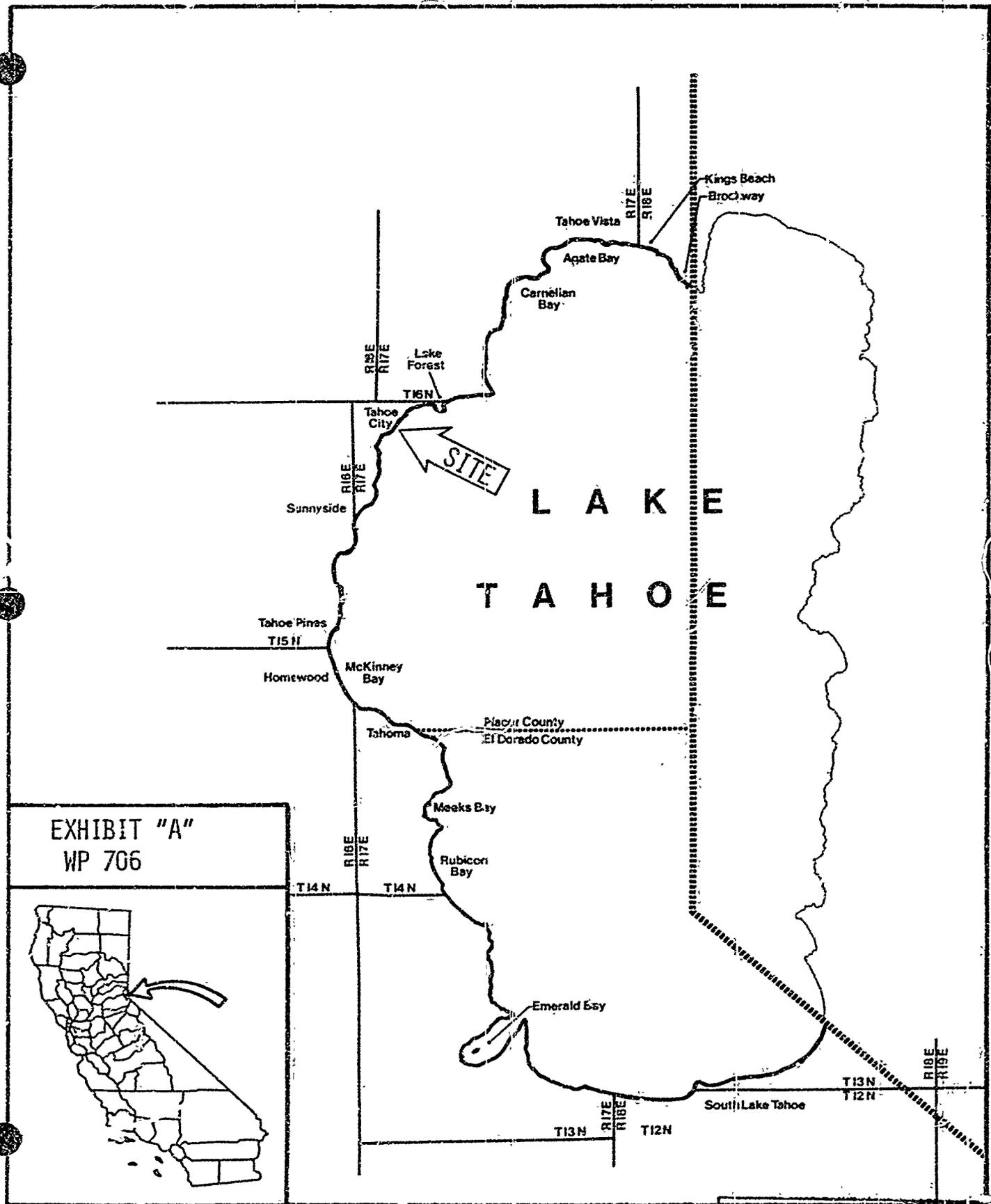
IT IS RECOMMENDED THAT THE COMMISSION:

1. FORMALLY APPROVE REDWOOD BANK AS A SECURED PARTY-LENDER FOR THE ENCUMBANCING OF THE TAHOE BOAT COMPANY MARINA COMMERCIAL LEASE (WP 706).

A 3

S 1

CALENDAR PAGE	<u>166</u>
MINUTE PAGE	<u>346</u>



SITE

**L A K E
T A H O E**

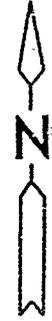


EXHIBIT "A"
WP 706



CALENDAR PAGE	167
MINUTE PAGE	347