

MINUTE ITEM
This Calendar Item No. C17
was approved as Minute Item
No. 17 by the State Lands
Commission by a vote of 3
to 0 at its 8/16/88
meeting.

CALENDAR ITEM

C17

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S 6

08/10/88
W 22517 PRC 7231
J. Ludlow

GENERAL PERMIT - PROTECTIVE STRUCTURE
AND RECREATIONAL USE

APPLICANT: James A. Carter and Judith M. Carter
P.O. Box 800
West Sacramento, California 95691

AREA, TYPE LAND AND LOCATION:
A 0.150-acre parcel of tide and submerged land
located in the Sacramento River adjacent to the
Garden Highway, Sacramento County.

LAND USE: Use and maintenance of a boat dock and riprap
bank protection.

TERMS OF PROPOSED PERMIT:
Initial period: Ten-years beginning July 1,
1988.

Public liability insurance: Combined single
limit coverage of \$100,000.

CONSIDERATION: The public use and benefit for the riprap bank
protection; with the State reserving the right
at any time to set a monetary rental if the
Commission finds such action to be in the
State's best interest.

The recreational boat dock is rent-free
pursuant to Section 6503.5 of the P.R.C.

BASIS FOR CONSIDERATION:
Pursuant to 2 Cal. Adm. Code 2003.

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APPLICANT STATUS:

Applicant is owner of upland.

PREREQUISITE CONDITIONS, FEES AND EXPENSES:

Filing fee, processing costs, and environmental costs have been received.

STATUTORY AND OTHER REFERENCES:

- A. P.R.C.: Div. 6, Parts 1 and 2; Div. 13.
- B. Cal. Adm. Code: Title 2, Div. 3; Title 14, Div. 6.

AB 884:

12/06/88.

OTHER PERTINENT INFORMATION:

1. Pursuant to the Commission's delegation of authority and the State CEQA Guidelines (14 Cal. Adm. Code 15025), the staff has prepared a Proposed Negative Declaration identified as EIR ND 438, State Clearinghouse No. 88011809. Such Proposed Negative Declaration was prepared and circulated for public review pursuant to the provisions of CEQA.

Based upon the Initial Study, the Proposed Negative Declaration, and the comments received in response thereto, there is no substantial evidence that the project will have a significant effect on the environment. (14 Cal. Adm. Code 15074(b))

2. The annual rental value of the bank protection site is estimated to be \$349.
3. The recreational dock is rent-free pursuant to Section 6503.5 of the P.R.C.
4. This activity involves lands identified as possessing significant environmental values pursuant to P.R.C. 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.

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5. The recreational pier has been combined with the riprap bank protection in one permit for ease of recordkeeping and to eliminate the issuance of two separate permits for the same area.

APPROVALS OBTAINED:

United States Army Corps of Engineers, Fish and Game.

EXHIBITS:

- A. Land Description.
- B. Location Map.
- C. Negative Declaration.

IT IS RECOMMENDED THAT THE COMMISSION:

1. CERTIFY THAT A NEGATIVE DECLARATION, EIR ND 438, STATE CLEARINGHOUSE NO. 88011809, WAS PREPARED FOR THIS PROJECT PURSUANT TO THE PROVISIONS OF THE CEQA AND THAT THE COMMISSION HAS REVIEWED AND CONSIDERED THE INFORMATION CONTAINED THEREIN.
2. DETERMINE THAT THE PROJECT, AS APPROVED, WILL NOT HAVE A SIGNIFICANT EFFECT ON THE ENVIRONMENT.
3. AUTHORIZE ISSUANCE TO JAMES A. CARTER AND JUDITH M. CARTER OF A TEN-YEAR GENERAL PERMIT - PROTECTIVE STRUCTURE AND RECREATIONAL USE BEGINNING JULY 1, 1988; IN CONSIDERATION OF THE PUBLIC USE AND BENEFIT FOR THE RIPRAP BANK PROTECTION, WITH THE STATE RESERVING THE RIGHT AT ANY TIME TO SET A MONETARY RENTAL IF THE COMMISSION FINDS SUCH ACTION TO BE IN THE STATE'S BEST INTEREST; PROVISION OF PUBLIC LIABILITY INSURANCE FOR COMBINED SINGLE LIMIT COVERAGE OF \$100,000; FOR THE USE AND MAINTENANCE OF A RECREATIONAL BOAT DOCK AND RIPRAP BANK PROTECTION ON THE LAND DESCRIBED ON EXHIBIT "A" ATTACHED AND BY REFERENCE MADE A PART HEREOF.

EXHIBIT "A"

LAND DESCRIPTION

W 22517

Two parcels of tide and submerged land in the bed of the Sacramento River, Sacramento County, California, said parcels being described as follows:

PARCEL 1

All that tide and submerged land lying immediately beneath a dock, ramp and deflector adjacent to and waterward of that land described in the Grant Deed recorded May 22, 1987 in File No. 150172, Official Records of Sacramento County, TOGETHER WITH a necessary use area extending 10 feet from the extremities of said dock and ramp.

PARCEL 2

All that tide and submerged land lying immediately beneath riprap placed for bank protection adjacent to and waterward of the land described in said Grant Deed.

EXCEPTING FROM above described Parcels 1 and 2 any portion lying landward of the ordinary high water mark of the Sacramento River.

END OF DESCRIPTION

PREPARED DECEMBER 16, 1987 BY BIU #1.

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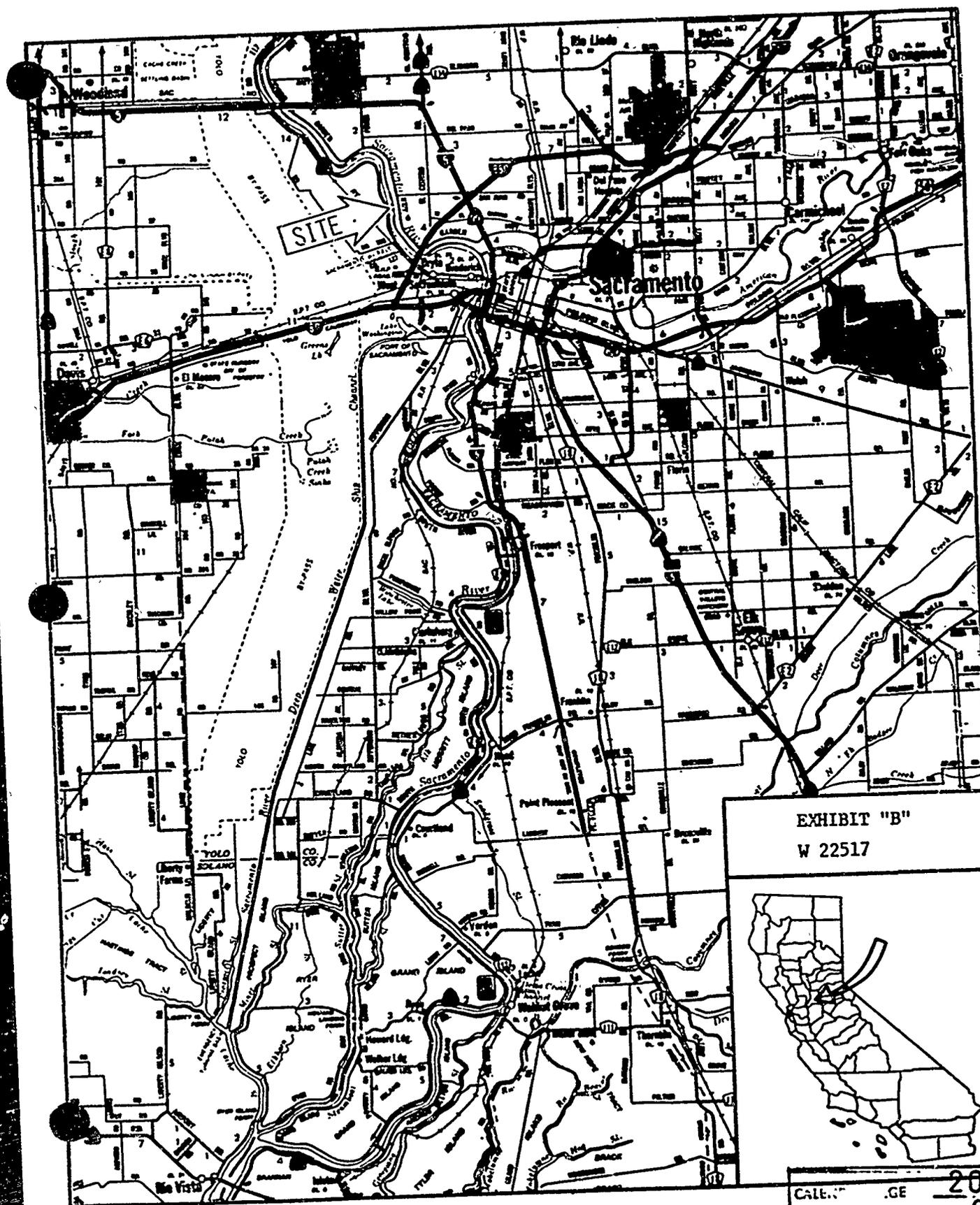


EXHIBIT "B"
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STATE OF CALIFORNIA—STATE LANDS COMMISSION

GEORGE DEUKMEJIAN, Governor

STATE LANDS COMMISSION
1807 13TH STREET
SACRAMENTO, CALIFORNIA 95814

PROPOSED NEGATIVE DECLARATION

EIR NO 438

File Ref.: W22517

SCH#: 88011809

Project Title: Carter Sacramento River Dock
 Project Proponent: Judy Carter
 Project Location: Sacramento River, mile 64.3, at 2851 Garden Highway,
 Sacramento
 Project Description: (SEE INITIAL STUDY PROJECT DESCRIPTION - SUPPLEMENT)

Contact Person: DAN COHEN

Telephone: (916) 324-8497

This document is prepared pursuant to the requirements of the California Environmental Quality Act (Section 21000 et seq., Public Resources Code), the State CEQA Guidelines (Section 15000 et seq., Title 14, California Administrative Code), and the State Lands Commission regulations (Section 2901 et seq., Title 2, California Administrative Code).

Based upon the attached Initial Study, it has been found that:

the project will not have a significant effect on the environment.

mitigation measures included in the project will avoid potentially significant effects.

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ENVIRONMENTAL IMPACT ASSESSMENT CHECKLIST - PART II

File Ref.: W 22517

Form 13.20 (7/82)

I. BACKGROUND INFORMATION

A. Applicant: Judy Carter
2851 Garden Highway
Sacramento, CA

B. Checklist Date: 2 / 24 / 88

C. Contact Person: Dan Cohen
 Telephone: (916) 324-8497

D. Purpose: To reclaim a portion of land lost to erosion, and construct recreational boat dock

E. Location: Sacramento River, mile 64.3, at 2851 Garden Highway, Sacramento

F. Description: (see Supplement attached)

G. Persons Contacted: Bob Mapes, California Department of Fish and Game
Greg Rayner and Bob Kelley, U.S. Army Corps of Engineers

II. ENVIRONMENTAL IMPACTS. (Explain all "yes" and "maybe" answers)

A. Earth. Will the proposal result in:

- | | Yes | Maybe | No |
|--|-------------------------------------|--------------------------|-------------------------------------|
| 1. Unstable earth conditions or changes in geologic substructures? | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 2. Disruptions, displacements, compaction, or overcovering of the soil? | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 3. Change in topography or ground surface relief features? | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 4. The destruction, covering, or modification of any unique geologic or physical features? | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 5. Any increase in wind or water erosion of soils, either on or off the site? | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 6. Changes in deposition or erosion of beach sands, or changes in siltation, deposition or erosion which may modify the channel of a river or stream or the bed of the ocean or any bay, inlet, or lake? | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 7. Exposure of all people or property to geologic hazards such as earthquakes, landslides, mudslides, ground failure, or similar hazards? | <input type="checkbox"/> | <input type="checkbox"/> | <input checked="" type="checkbox"/> |

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2237

- J. Risk of Upset.** Does the proposal result in:
1. A risk of an explosion or the release of hazardous substances (including, but not limited to, oil, pesticides, chemicals, or radiation) in the event of an accident or upset conditions? Yes Maybe No
 2. Possible interference with emergency response plan or an emergency evacuation plan? Yes Maybe No
- K. Population.** Will the proposal result in:
1. The alteration, distribution, density, or growth rate of the human population of the area? Yes Maybe No
- L. Housing.** Will the proposal result in:
1. Affecting existing housing, or create a demand for additional housing? Yes Maybe No
- M. Transportation/Circulation.** Will the proposal result in:
1. Generation of substantial additional vehicular movement? Yes Maybe No
 2. Affecting existing parking facilities, or create a demand for new parking? Yes Maybe No
 3. Substantial impact upon existing transportation systems? Yes Maybe No
 4. Alterations to present patterns of circulation or movement of people and/or goods? Yes Maybe No
 5. Alterations to waterborne, rail, or air traffic? Yes Maybe No
 6. Increase in traffic hazards to motor vehicles, bicyclists, or pedestrians? Yes Maybe No
- N. Public Services.** Will the proposal have an effect upon, or result in a need for new or altered governmental services in any of the following areas:
1. Fire protection? Yes Maybe No
 2. Police protection? Yes Maybe No
 3. Schools? Yes Maybe No
 4. Parks and other recreational facilities? Yes Maybe No
 5. Maintenance of public facilities, including roads? Yes Maybe No
 6. Other governmental services? Yes Maybe No
- O. Energy.** Will the proposal result in:
1. Use of substantial amounts of fuel or energy? Yes Maybe No
 2. Substantial increase in demand upon existing sources of energy, or require the development of new sources? Yes Maybe No
- P. Utilities.** Will the proposal result in a need for new systems, or substantial alterations to the following utilities:
1. Power or natural gas? Yes Maybe No
 2. Communication systems? Yes Maybe No
 3. Water? Yes Maybe No
 4. Sewer or septic tanks? Yes Maybe No
 5. Storm water drainage? Yes Maybe No
 6. Solid waste and disposal? Yes Maybe No
- Q. Human Health.** Will the proposal result in:
1. Creation of any health hazard or potential health hazard (excluding mental health)? Yes Maybe No
 2. Exposure of people to potential health hazards? Yes Maybe No
- R. Aesthetics.** Will the proposal result in:
1. The obstruction of any scenic vista or view open to the public, or will the proposal result in the creation of an aesthetically offensive site open to public view? Yes Maybe No
- S. Recreation.** Will the proposal result in:
1. An impact upon the quality or quantity of existing recreational opportunities? Yes Maybe No

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INITIAL STUDY SUPPLEMENT

Project Description:

The proposed activity involves the placement of 4,500 cubic yards of fill and 900 cubic yards of riprap in the Sacramento River to reestablish an area lost to erosion. The fill would extend a maximum of 52 feet into the river to establish the top of the bank, and would then be sloped at a 2H:1V to the existing bottom elevation. The fill would subsequently be covered with 900 yards of clean riprap.

A floating dock would also be constructed, measuring 20' x 38'. The dock would be anchored by 3-12" diameter wood pilings extending 3-feet above the 100 year flood plane elevation. A 60-foot steel ramp would provide dock access, and would be secured at the top of the bank to sliding ramp supports at 3-feet above the flood plane elevation. A debris deflector, to be located between the existing wing dam and the proposed dock, would be secured to 2 pilings.

The project area will be re-planted with native vegetation where feasible to reestablish as much of the riparian nature of this portion of the bank as possible.

Area Description:

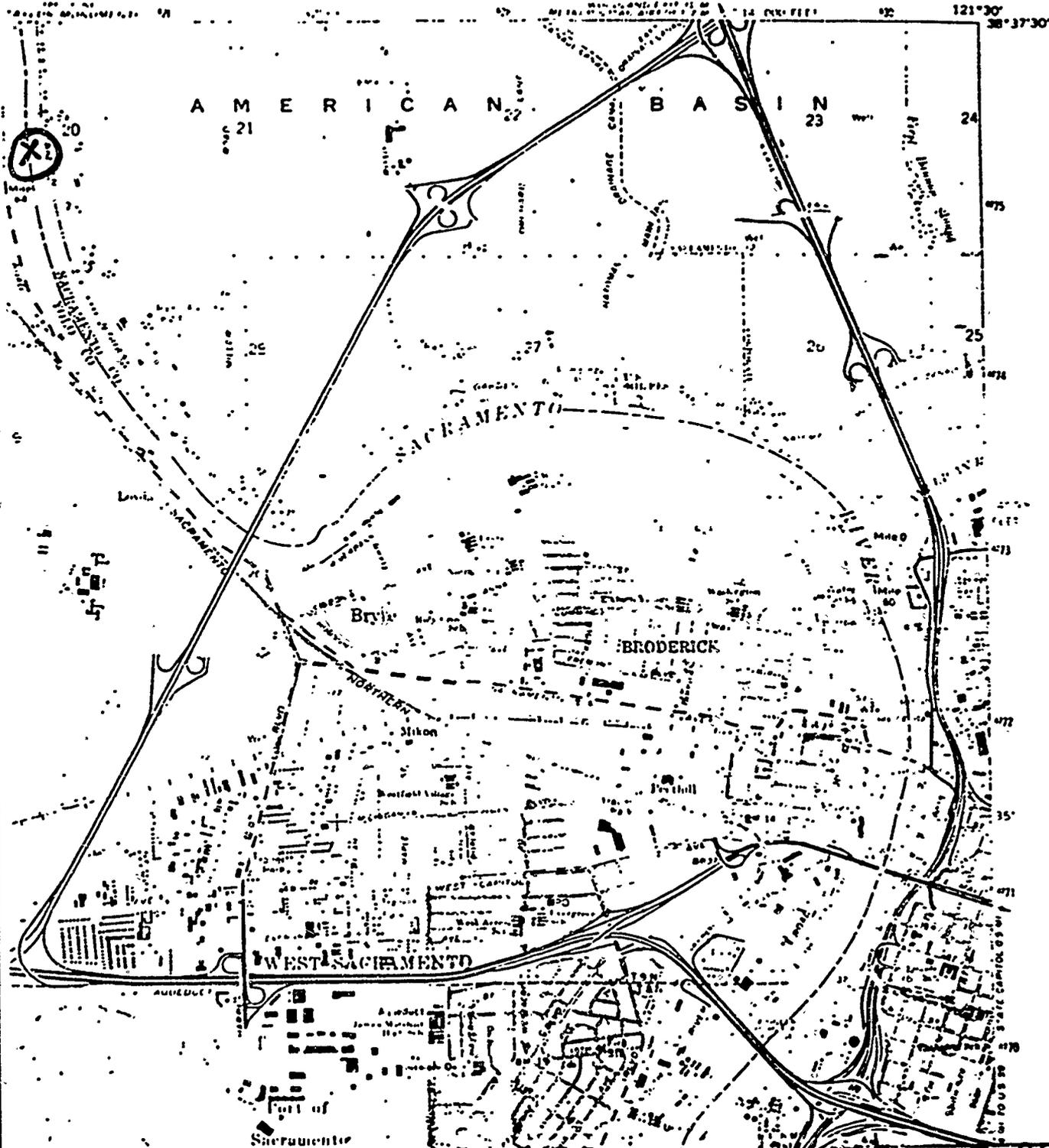
The proposed activity is located in a low-density residential area. A residence sits at the top of the bank, and another is located on the adjacent south property. The north lot is vacant.

The bank has been eroded, is very steep, and is strewn with broken concrete rubble and slabs. There are cottonwood, willows and oaks along the top of the bank.

W22517

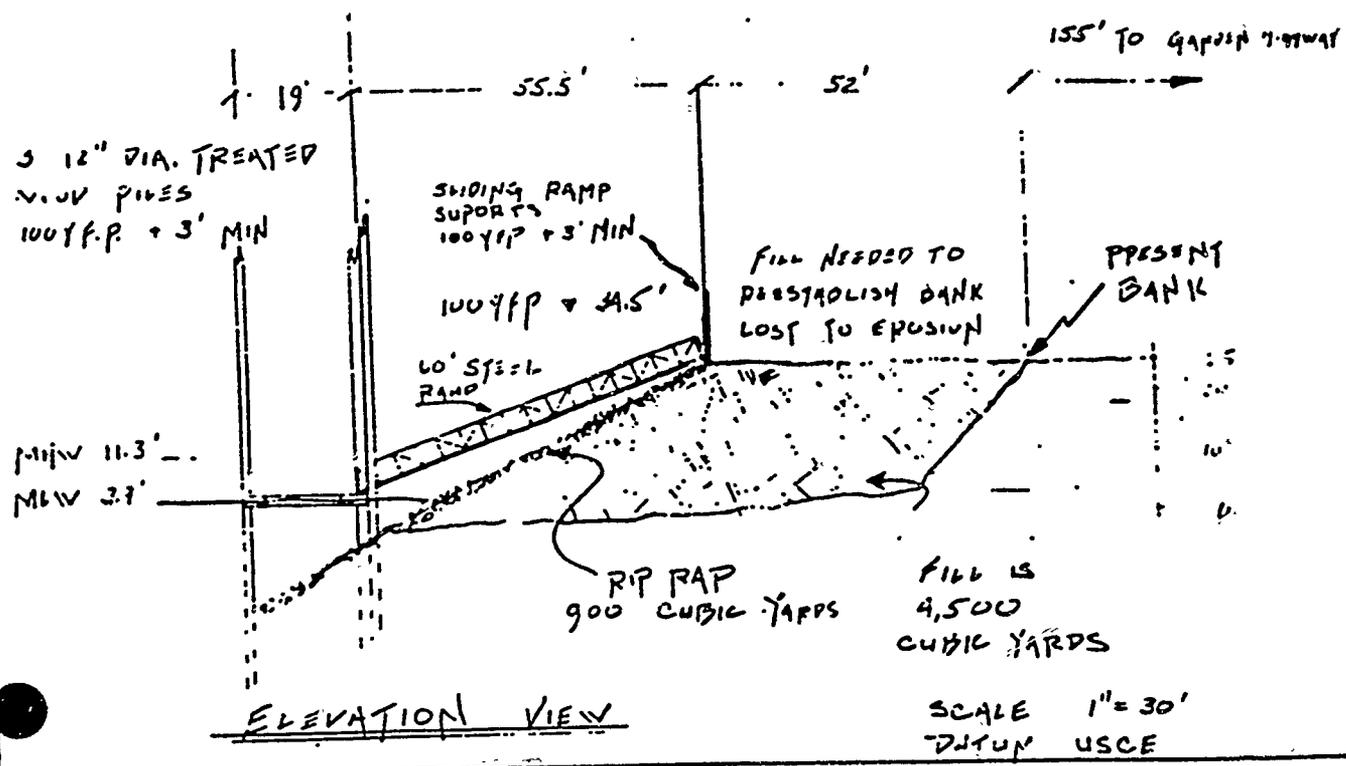
SACRAMENTO WEST. QUADRANGLE
CALIFORNIA
7.5 MINUTE SERIES (TOPOGRAPHIC)
SIR G. DAVIS 15 QUADRANGLE

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W22517
 NO. 9795



NOT A PERMIT

PROPOSED RAMP & FILL

FOR: JUDY CARTER
 2851 GARDEN HIGHWAY
 SACRAMENTO, CA 95834

BY MARINE TECH
 529 HOUSTON ST SUITE 4
 WEST SACRAMENTO, CA

REVISION
 10/20/87
 DS

CALL NO.	209
MIN. (2) SE	2241