MINUTE ITEM
This Calendar Item No. 32
was approved as Minute Item
No. 32 by the State Lands
Commission by a vote of 2
to 2 at its 9/14/88
meeting.

CALENDAR ITEM

32

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09/14/88
PRC 4194
A. Scott
Hadly

APPROVAL OF ENCUMBRANCING OF LEASE PRC 4194

LESSEE: LS Marina Investors I, a California Limited Partnership
c/o Public Storage, Inc.
1015 Grandview Avenue
Glendale, CA 91201

SECURED PARTY-LENDER
Home Savings Association of Kansas City, F. A.
Twelve Wyandotte Plaza
120 West 12th Street, Suite 500
Kansas City, MO 64105

BACKGROUND:

During the past several months the Commission has approved an assignment and a sublease covering the operation of a marina in the Sacramento-San Joaquin Delta known a "Tower Park Marina". The present owners of the marina and the upland recreational development are in the process of securing financing for the entire development and have requested that the Commission authorize the encumbrancing of the leasehold.

CURRENT SITUATION:

The State's lessee has applied for a loan from Home Savings Association of Kansas City in the amount of $7,100,000.00. The loan is to be secured by a combination of the upland development and the States' leasehold. The Lender has required as part of the loan package the consent of the Commission to the encumbrancing of the lease.

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The approval to the encumbrancing of the lease will be accomplished through the use of the Commission's standard encumbrancing form. This form has been executed by our Lessee and Home Savings and the Staff recommends that the Commission authorize execution on its behalf.

AB 884 N/A

OTHER PERTINENT INFORMATION:

1. Pursuant to the Commission's delegation of authority and the State CEQA Guidelines (14 Cal. Adm. Code 15061), the staff has determined that this activity is exempt from the requirements of the CEQA because the activity is not a "project" as defined by CEQA and the State Guidelines.

   Authority: P. R. C. 21065 and 14 Cal. Adm. Code 15378.

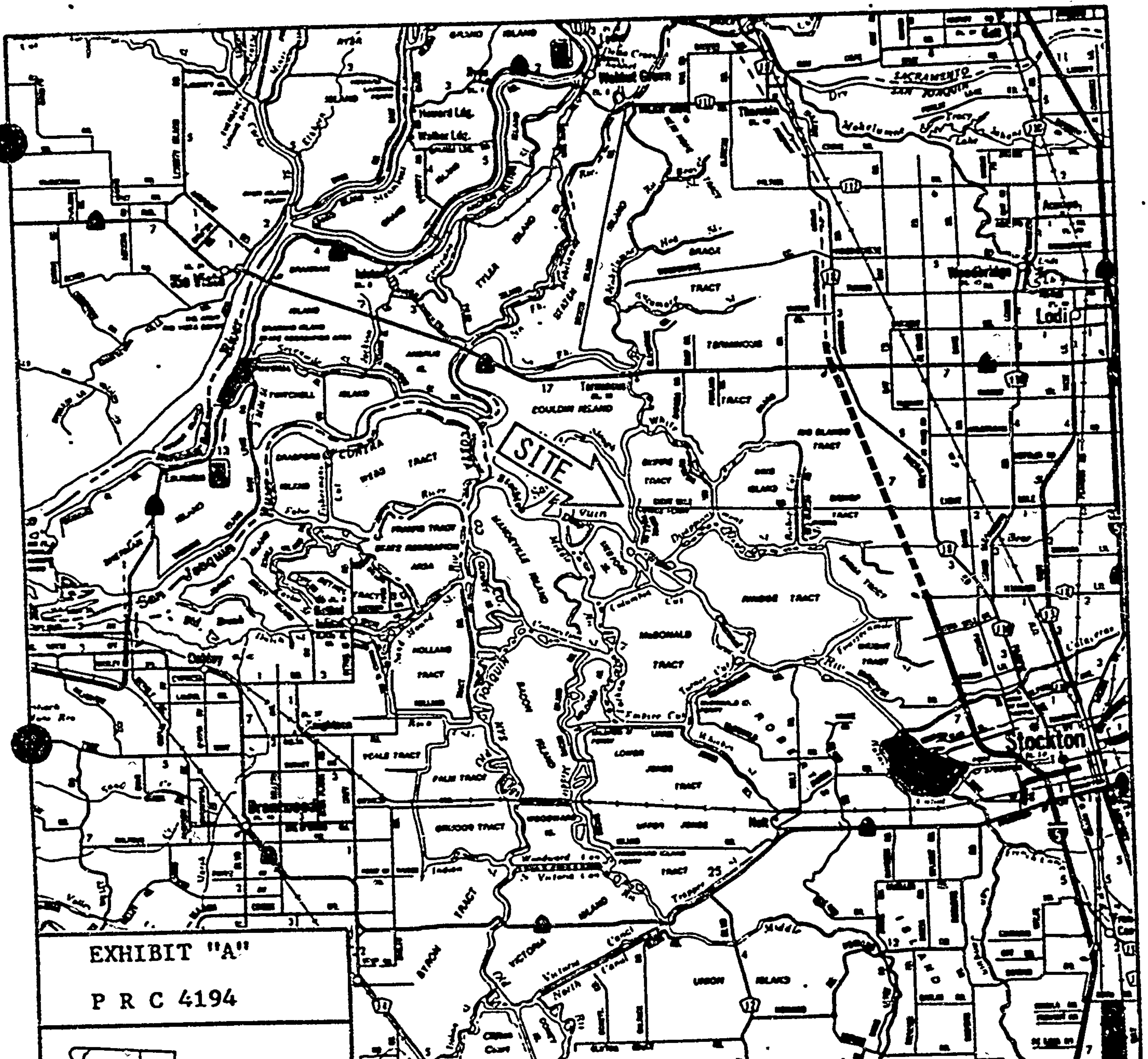
2. This activity involves lands identified as possessing significant environmental values pursuant to P. R. C. 6370, et seq. but will not affect those significant lands.

EXHIBIT: A. Location Map

IT IS RECOMMENDED THAT THE COMMISSION:

1. FIND THAT THE ACTIVITY IS EXEMPT FROM THE REQUIREMENTS OF THE CEQA PURSUANT TO 14 CAL. ADM. CODE 15061 BECAUSE THE ACTIVITY IS NOT A PROJECT AS DEFINED BY P. R. C. 21065 AND 14 CAL. ADM. CODE 15378.

2. AUTHORIZE THE ENCUMBRANCING OF LEASE PRC 4194 DATED JANUARY 1, 1979 IN FAVOR OF HOME SAVINGS ASSOCIATION OF KANSAS CITY, F. A. FOR THE PURPOSES OF OBTAINING A LOAN COVERING THE COMBINED OPERATIONS OF UPLAND DEVELOPMENT AND EXISTING MARINA KNOWN A "TOWER PARK MARINA".



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