

MINUTE ITEM:
This Calendar item No. C10
was approved as Minute Item
No. 10 by the State Lands
Commission by a vote of 3
to 0 at its 10/26/89
meeting.

CALENDAR ITEM

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S 6

C10

10/26/89
W 24375
PRC 5621
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TERMINATION OF PERMIT AND ISSUANCE OF A NEW
GENERAL PERMIT - PROTECTIVE STRUCTURE AND
RECREATIONAL USE

APPLICANT: William R. Knudson
4800 Winding Ridge Court
Sacramento, California 95841

EXISTING PERMITTEE: Jimmie Wayne Tison and
Cheryl A. Tison
c/o Jimmie Wayne Tison
P. O. Box 13732
Sacramento, California 95853

AREA, TYPE LAND AND LOCATION:
Two parcels, 0.086 acre and 0.071 acre,
respectively, of tide and submerged land in the
Sacramento River, Sacramento County.

LAND USE: Protective Structure Use, 0.086 acre; and
Recreational Use, 0.071 acre, for an aggregate
of 0.157 acre.

TERMS OF ORIGINAL PERMIT:
Initial period: Twenty-five (25) years
beginning November 1, 1978.
Consideration: Public benefit.

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TERMS OF PROPOSED PERMIT:

Initial period: Ten (10) years beginning
November 1, 1989.

Public liability insurance: Combined single
limit coverage of \$300,000.

CONSIDERATION: (a) 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.

(b) \$308 per annum for the boatshed and
gangway facilities, with the State reserving
the right to fix a different rental on each
fifth anniversary of the permit.

BASIS FOR CONSIDERATION:

Pursuant to 2 Cal. Code Regs. 2003.

APPLICANT STATUS:

Applicant is owner of upland.

PREREQUISITE CONDITIONS, FEES AND EXPENSES:

Filing fee and processing costs have been
received.

STATUTORY AND OTHER REFERENCES:

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

AB 884: 03/19/90.

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OTHER PERTINENT INFORMATION:

1. Lease PRC 5621 was originally issued to Jimmie Wayne Tison and Cheryl A. Tison for a 25-year term beginning November 1, 1978, relative to the installation of riprap for bank protection purposes. The upland property, APN 225-0260-003, was later sold to the applicant, Wayne Knudson, who wishes to retain the existing riprap at the subject location. The sale of the adjacent uplands is evidenced by a deed recorded July 18, 1989 in Sacramento County. The staff will secure a release from Jimmie Wayne Tison and Cheryl A. Tison coincident with the sale date of the uplands, thus effecting a voluntary termination of their interest in the sovereign land covered under the existing permit.
2. In addition to retention of the riprap, the Applicant plans to construct a single-berth boatshed, anchored to eight (8) 12-inch wood pilings, along with a metal gangway for access to the State's property. The Applicant also wishes to combine the riprap and the proposed dock in one permit for a ten-year term, effective November 1, 1989.
3. As to the termination of the Tison permit, pursuant to the Commission's delegation of authority and the State CEQA Guidelines (14 Cal. Code Regs. 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 CEQA Guidelines.

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

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4. As to the facilities presently under consideration, pursuant to the Commission's delegation of authority and the State CEQA Guidelines (14 Cal. Code Regs. 15061), the staff has determined that this activity is exempt from the requirements of the CEQA as a categorically exempt project. The project is exempt under Class 1, Existing Facilities (riprap), and Class 3, New Construction of a Small Structure (boatshed) 2 Cal. Code Regs. 2905(a)(2) and 2 Cal. Code Regs. 2905(c)(1).

Authority: P.R.C. 21084 and 14 Cal. Code Regs. 15300 and 2 Cal Code Regs. 2905.

APPROVALS OBTAINED:

United States Army Corps of Engineers, County of Sacramento Planning Commission, and Reclamation District 1000.

FURTHER APPROVALS REQUIRED:

State Lands Commission.

EXHIBITS:

- A-1 Land Description (riprap).
A-2 Land Description (boatshed and gangway).
B. Location Map.
C. Local Approval, County of Sacramento.

IT IS RECOMMENDED THAT THE COMMISSION:

1. AS TO THE TERMINATION OF THE JIMMIE WAYNE TISON AND CHERYL A. TISON PERMIT, FIND THAT THE ACTIVITY IS EXEMPT FROM THE REQUIREMENTS OF THE CEQA PURSUANT TO 14 CAL. CODE REGS. 15061 BECAUSE THE ACTIVITY IS NOT A PROJECT AS DEFINED BY P.R.C. 21065 AND 14 CAL. CODE REGS. 15378.
2. ACCEPT AND AGREE TO THE TERMINATION OF THE TISON PERMIT, PRC 5621, EFFECTIVE JULY 18, 1989.
3. AS TO THE ISSUANCE OF A NEW GENERAL PERMIT, FIND THAT THE ACTIVITY IS EXEMPT FROM THE REQUIREMENTS OF THE CEQA PURSUANT TO 14 CAL. CODE REGS. 15061 AS A CATEGORICALLY EXEMPT PROJECT, CLASS 1, EXISTING FACILITIES (RIPRAP), AND CLASS 3, NEW CONSTRUCTION OF A SMALL STRUCTURE (PILINGS, GANGWAY, BOATSHED), 2 CAL CODE REGS. 2905(a)(2), AND 2 CAL CODE REGS 2905(c)(1).

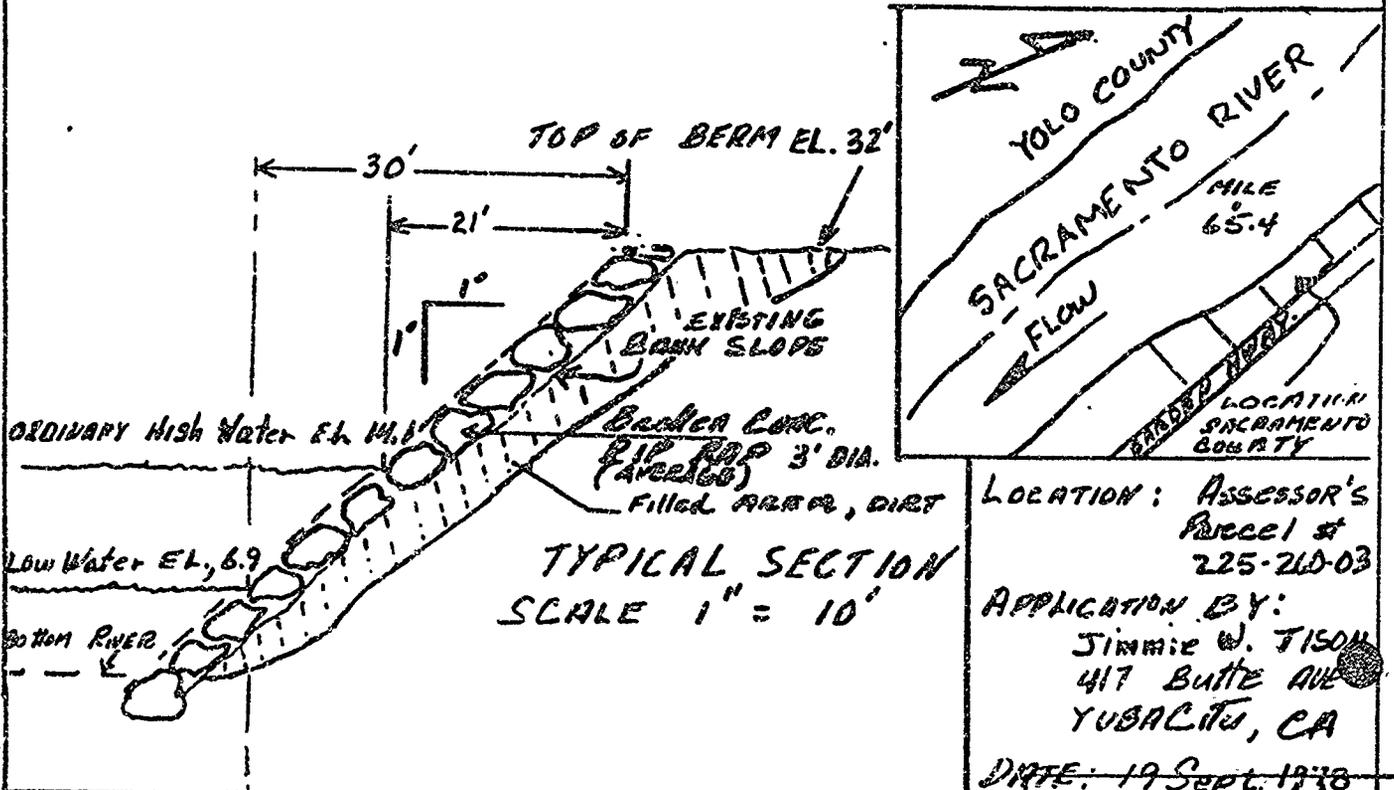
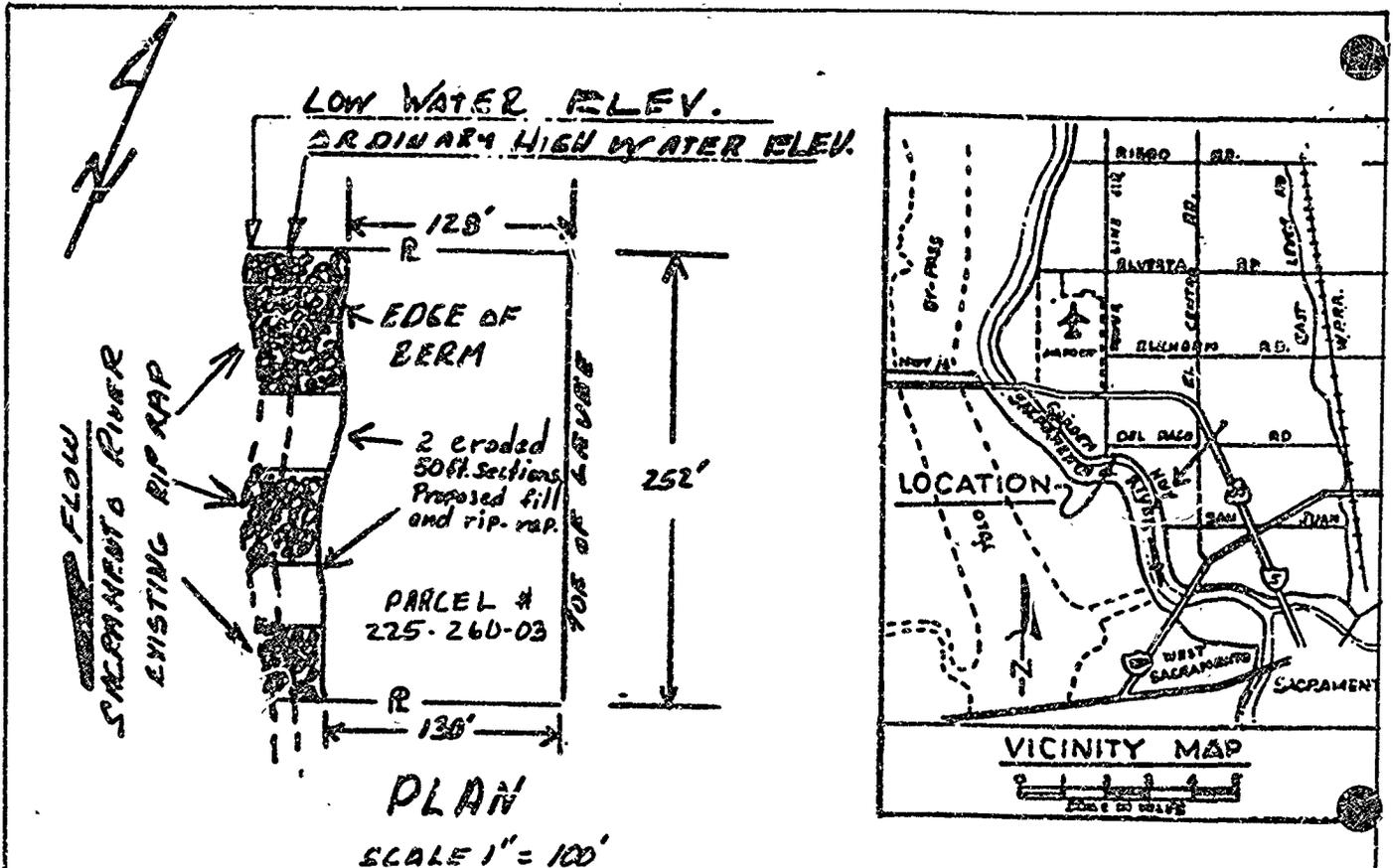
CALENDAR ITEM NO. C10 (CONT'D)

4. AUTHORIZE ISSUANCE TO WILLIAM R. KNUDSON OF A TEN-YEAR GENERAL PERMIT - PROTECTIVE STRUCTURE AND RECREATIONAL USE, BEGINNING NOVEMBER 1, 1989; IN CONSIDERATION OF (A) 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 AND, (B) \$308 PER ANNUM FOR THE BOATSHED, GANGWAY, AND PILINGS, WITH THE STATE RESERVING THE RIGHT TO FIX A DIFFERENT RENTAL EACH ANNIVERSARY OF THE PERMIT; PROVISION OF PUBLIC LIABILITY INSURANCE FOR COMBINED SINGLE LIMIT COVERAGE OF \$300,000 FOR THE USE AND MAINTENANCE OF RIPRAP FOR BANK PROTECTION PURPOSES, AND A BOATSHED, PILINGS, AND GANGWAY FOR RECREATIONAL PURPOSES, ON THE LAND DESCRIBED ON EXHIBITS "A-1" AND "A-2", RESPECTIVELY, ATTACHED AND BY REFERENCE MADE A PART HEREOF.

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EXHIBIT "A-1"
LAND DESCRIPTION

W 24375



PREPARED SEPTEMBER 19, 1989 BY BIU 1.

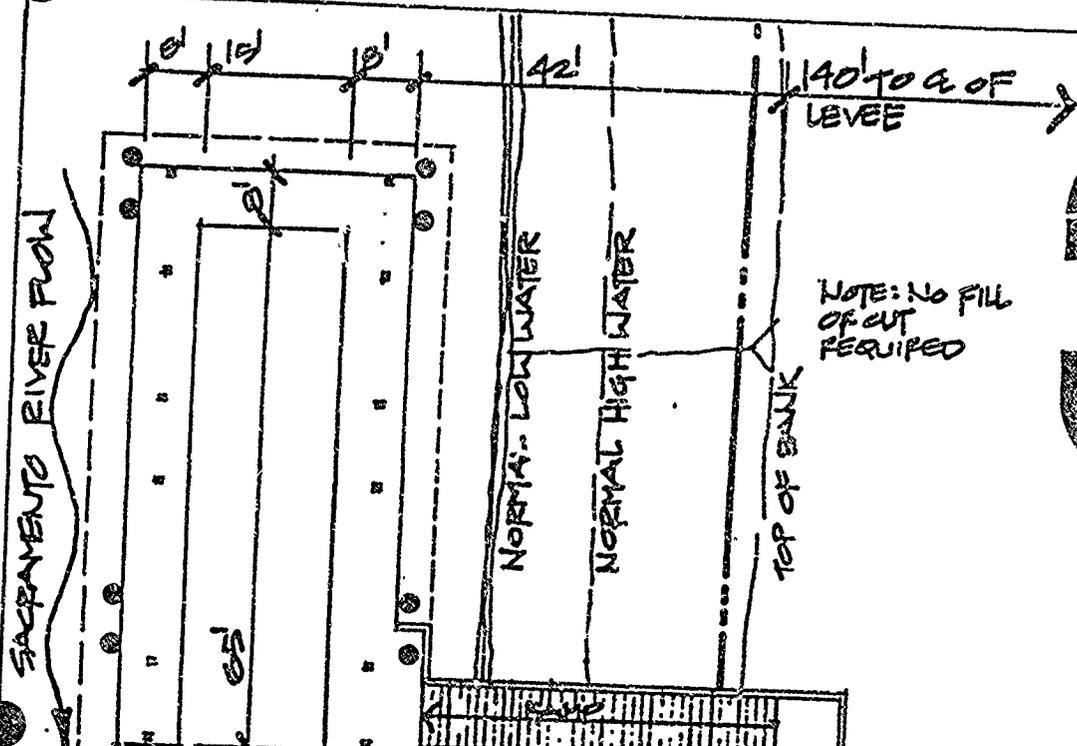
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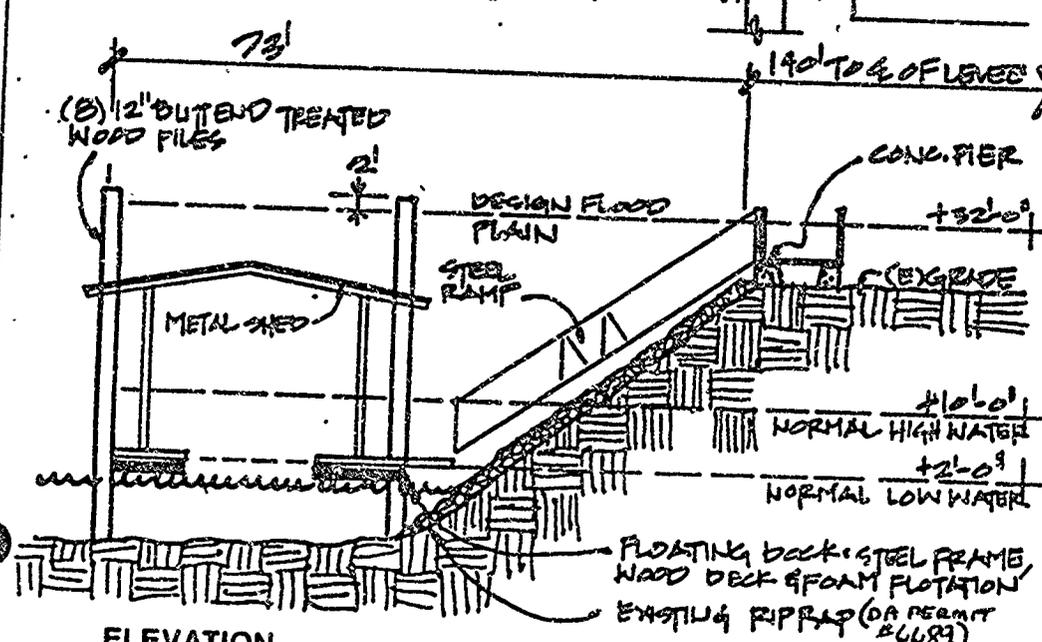
EXHIBIT "A-2"

LAND DESCRIPTION

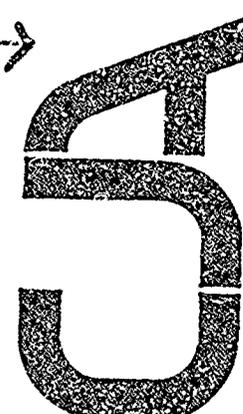
W 24375



LINE OF METAL SHED
PLAN
1" = 20.00'



ELEVATION
1" = 20.00'



COMSTOCK-JOHNSON ARCHITECTS INC.

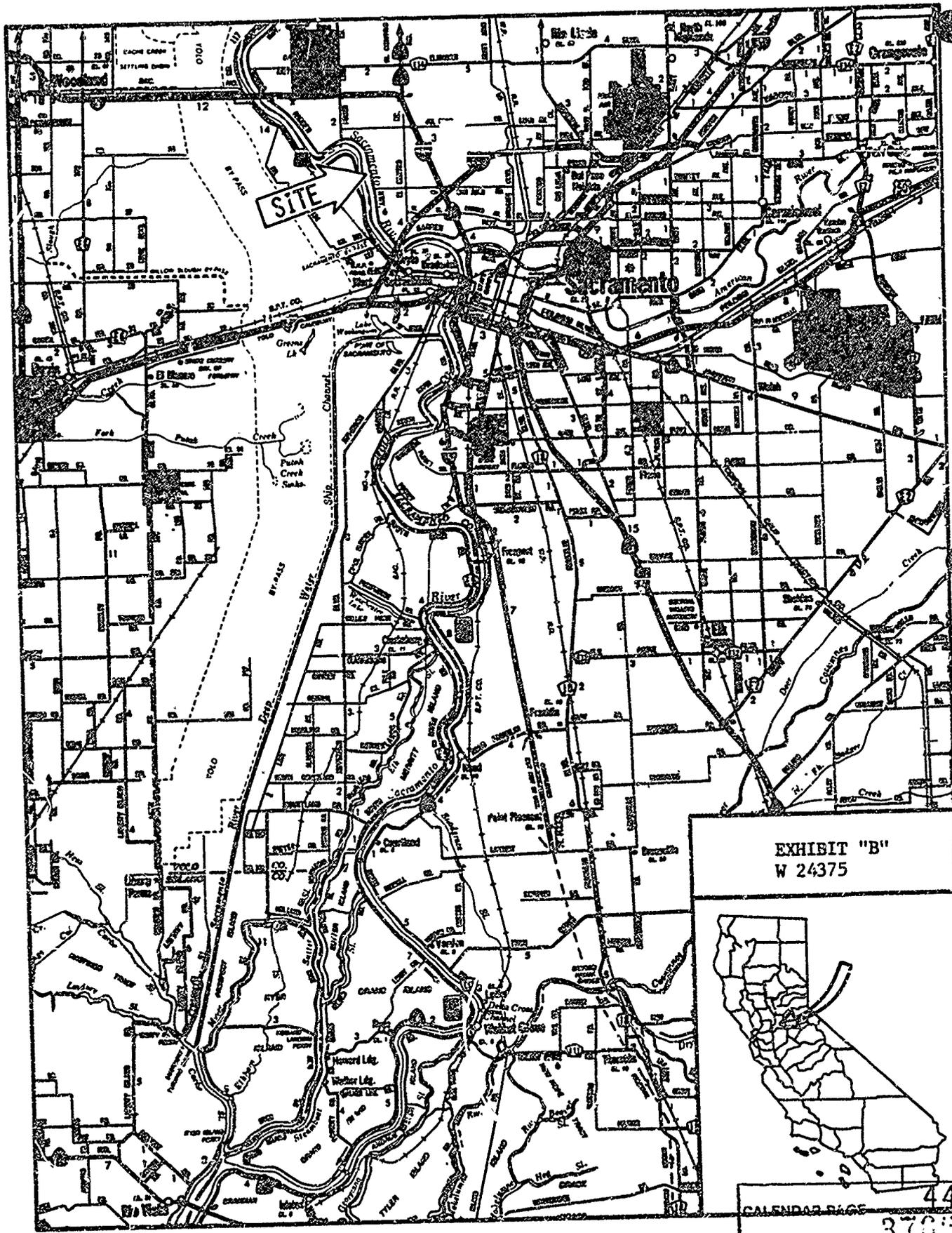
PRELIMINARY PLANS FOR:

- KNUDSON RESIDENCE •
- 3575 GARDEN HIGHWAY •
- SACRAMENTO COUNTY, CALIFORNIA •

• 02-17-89 •
 • JOELTS •
 • SCALE NOTED •

PREPARED SEPTEMBER 19, 1989 BY BIU 1.

• 88023.03 •
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SITE

Sacramento

EXHIBIT "B"
W 24375



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COUNTY OF SACRAMENTO

PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT

827 SEVENTH STREET, SACRAMENTO, CALIFORNIA 95814

(916) 440-6141

SUSAN R. ZIEGLER, DIRECTOR

May 24, 1989

Applicant:

William R. Knudson
4800 Winding Ridge Court
Sacramento, CA 95841

Architect:

Comstock Johnson
1034 Placer Lane, #A
Sacramento, CA 95827

Dear Sirs:

Subject: Development plan review for a single-family residence located in the Garden Highway SPA.

Assessor's Parcel No.: 225-0260-03. Control No.: 89-PAS-0458.

The Planning and Community Development Department hereby APPROVES the attached plans (Exhibits "S" Site Plan and "E" Elevations), subject to the following conditions:

1. Development shall be in substantial compliance with Exhibits "S" and "E".
2. The swimming pool shall be set back five feet from the river bank as shown on Exhibit "S".

One (1) copy of the approved and marked plans is returned to you. This copy must be included in the sets of plans you submit to the Building Division of the Public Works Department when you apply for your building permit. Site inspection will be based on the approved plans. To avoid problems, you should update your reproducible so that all working drawings are consistent.

Building permits may be issued on the basis of this letter and the approved development plans. This Planning Department review is for the purpose of confirming Zoning Code requirements and conformance to requirements set forth in the past public hearing that specifically concerned this property. It does not cover any aspect of U.B.C. compliance.

If the conditions of this approval are unsatisfactory to you, they may be appealed to the Project Planning Commission within ten (10) days of the date of approval.

EXHIBIT "C"

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William Knudson
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Your project was reviewed by Don Terrell. If you have any questions, please contact the reviewer at 440-5952.

Sincerely,

Don Terrell

DON TERRELL
Senior Planner

DT:rr
Enclosures

dpr890458DT

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