

MINUTE ITEM
This Calendar Item No. C38
was approved as Minute Item
No. 38 by the State Lands
Commission by a vote of 2
to 0 at its 7/11/97
meeting.

CALENDAR ITEM
C38

A 6
S 3

07/11/97
WP 7129.1
J. Lam

GENERAL LEASE - RECREATIONAL USE

APPLICANT:

Marin Rowing Association, a non-profit corporation
50 Drakes Landing Road
Greenbrae, California 94904

AREA, LAND TYPE, AND LOCATION:

0.08 acres, more or less, of sovereign lands in Corte Madera Creek, City of Larkspur, Marin County.

AUTHORIZED USE:

Use and maintenance of an existing pier, ramp and floating dock as shown on attached Exhibit A, and maintenance dredging.

LEASE TERM:

Ten years, beginning September 1, 1997.

CONSIDERATION:

Pier, ramp and floating dock: \$170 per year; with the State reserving the right to fix a different rent periodically during the lease term.

Maintenance dredging: No royalty shall be charged for material disposed of offshore at the approved disposal site. A royalty of \$0.25 per cubic yard shall be charged for any material used for private benefit or commercial sale purposes.

SPECIFIC LEASE PROVISIONS:

Insurance:

Liability insurance: Combined single limit coverage of \$500,000.

Other:

Lessee must maintain non-profit status, or Lessor may immediately amend annual rental amount.

OTHER PERTINENT INFORMATION:

1. Applicant has a right to use the uplands adjoining the lease premises.

CALENDAR PAGE	321
MINUTE PAGE	001348

CALENDAR ITEM NO. C38 (CONT'D)

2. The Marin Rowing Association uses the existing pier, ramp and floating dock for the purpose of conducting competitive crew boat-rowing training. In order to maintain a navigable depth, the Association proposes to dredge a maximum of 2,500 cubic yards of material from the leased lands during the lease term. This will be done in two separate operations, with the first proposed for 1998, and the second five to eight years later. The dredged material will be disposed of at the Corps of Engineers/EPA approved Alcatraz Aquatic Disposal Site, SF-11.

3. As for the pier, ramp and floating dock, pursuant to the Commission's delegation of authority and the State CEQA Guidelines (Title 14, California Code of Regulations, section 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; Title 2, California Code of Regulations, section 2905 (a) (2). Authority: Public Resources Code section 21084 and Title 14, California Code of Regulations, section 15300 and Title 2, California Code of Regulations, section 2905.

As for the maintenance dredging, pursuant to the Commission's delegation of authority and the State CEQA Guidelines (Title 14, California Code of Regulations, section 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 4, Minor Alteration to Land; Title 2, California Code of Regulations, section 2905 (d) (4). Authority: Public Resources Code section 21084 and Title 14, California Code of Regulations, section 15300 and Title 2, California Code of Regulations, section 2905.

4. This activity involves lands identified as possessing significant environmental values pursuant to Public Resources Code sections 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.

APPROVALS OBTAINED:

None

CALENDAR ITEM NO. C38 (CONT'D)

FURTHER APPROVALS REQUIRED:

California State Lands Commission, San Francisco Bay Conservation and Development Commission.

EXHIBITS:

- A. Site Map
- B. Location Map

PERMIT STREAMLINING ACT DEADLINE:

08/25/97

RECOMMENDED ACTION:

IT IS RECOMMENDED THAT THE COMMISSION:

CEQA FINDING:

AS FOR THE PIER, RAMP AND FLOATING DOCK, FIND THAT THE ACTIVITY IS EXEMPT FROM THE REQUIREMENTS OF THE CEQA PURSUANT TO TITLE 14, CALIFORNIA CODE OF REGULATIONS, SECTION 15061 AS A CATEGORICALLY EXEMPT PROJECT, CLASS 1, EXISTING FACILITIES; TITLE 2, CALIFORNIA CODE OF REGULATIONS, SECTION 2905 (a) (2).

AS FOR THE MAINTENANCE DREDGING, FIND THAT THE ACTIVITY IS EXEMPT FROM THE REQUIREMENTS OF THE CEQA PURSUANT TO TITLE 14, CALIFORNIA CODE OF REGULATIONS, SECTION 15061 AS A CATEGORICALLY EXEMPT PROJECT, CLASS 4, MINOR ALTERATION TO LAND; TITLE 2, CALIFORNIA CODE OF REGULATIONS, SECTION 2905 (d) (4).

SIGNIFICANT LANDS INVENTORY FINDING:

FIND THAT THIS ACTIVITY IS CONSISTENT WITH THE USE CLASSIFICATION DESIGNATED FOR THE LAND PURSUANT TO PUBLIC RESOURCES CODE SECTIONS 6370, ET SEQ.

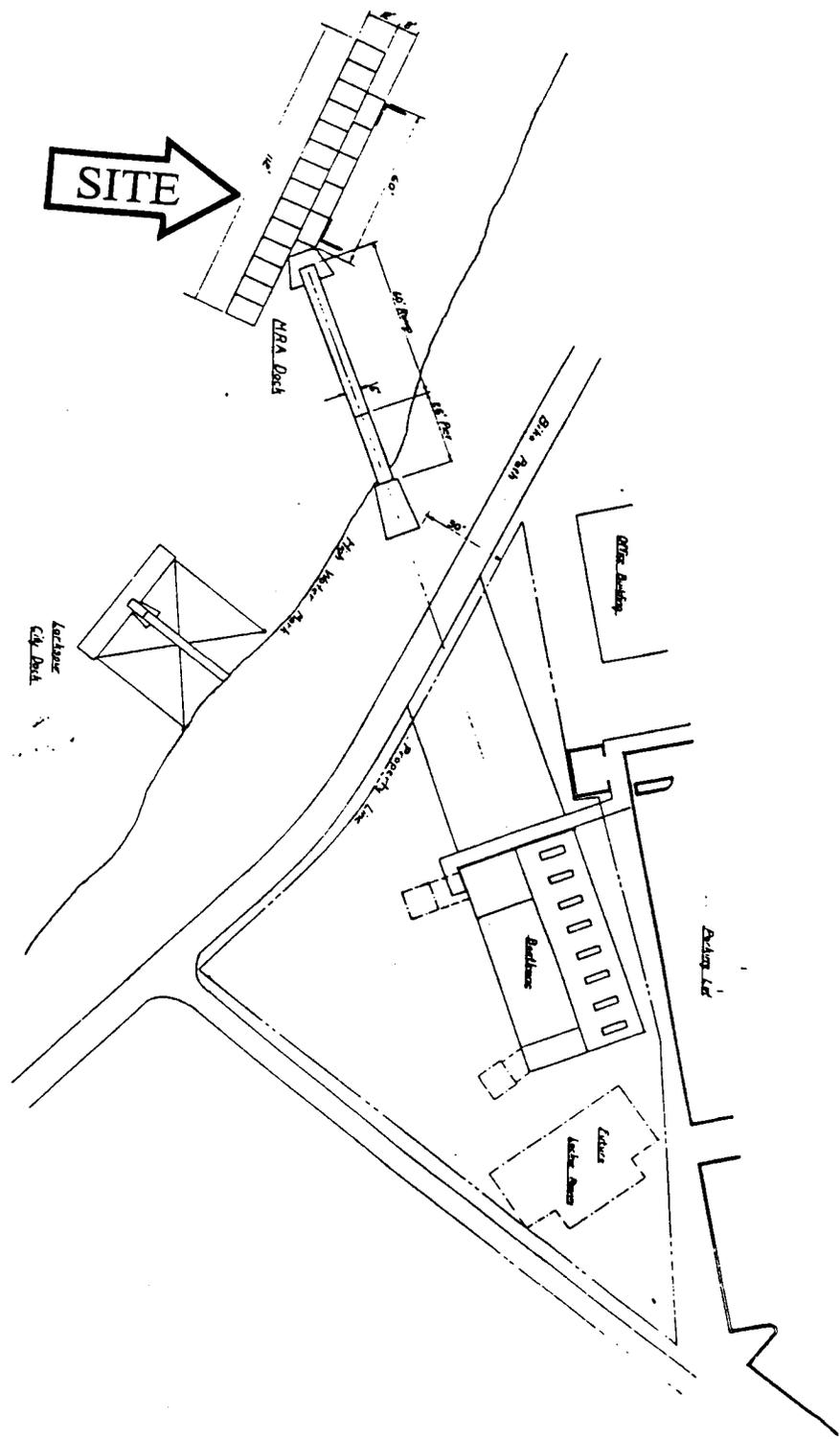
AUTHORIZATION:

AUTHORIZE ISSUANCE TO MARIN ROWING ASSOCIATION, A NON-PROFIT CORPORATION, OF A GENERAL LEASE - RECREATIONAL USE, BEGINNING SEPTEMBER 1, 1997, FOR A TERM OF TEN YEARS, FOR THE USE AND MAINTENANCE OF AN EXISTING PIER,

CALENDAR ITEM NO. C38 (CONT'D)

RAMP AND FLOATING DOCK, AND MAINTENANCE DREDGING ON THE LAND SHOWN ON EXHIBIT A (ATTACHED AND BY THIS REFERENCE MADE A PART HEREOF); AS FOR THE PIER, RAMP AND FLOATING DOCK, ANNUAL RENT IN THE AMOUNT OF \$170, WITH THE STATE RESERVING THE RIGHT TO FIX A DIFFERENT RENT PERIODICALLY DURING THE LEASE TERM OR UPON LESSEE LOSING ITS NON-PROFIT CORPORATE STATUS; AS FOR MAINTENANCE DREDGING, NO ROYALTY SHALL BE CHARGED FOR MATERIAL DISPOSED OF OFFSHORE AT THE APPROVED DISPOSAL SITE; A ROYALTY OF \$0.25 PER CUBIC YARD SHALL BE CHARGED FOR ANY MATERIAL USED FOR PRIVATE BENEFIT OR COMMERCIAL SALE PURPOSES; LIABILITY INSURANCE FOR COMBINED SINGLE LIMIT COVERAGE OF \$500,000.

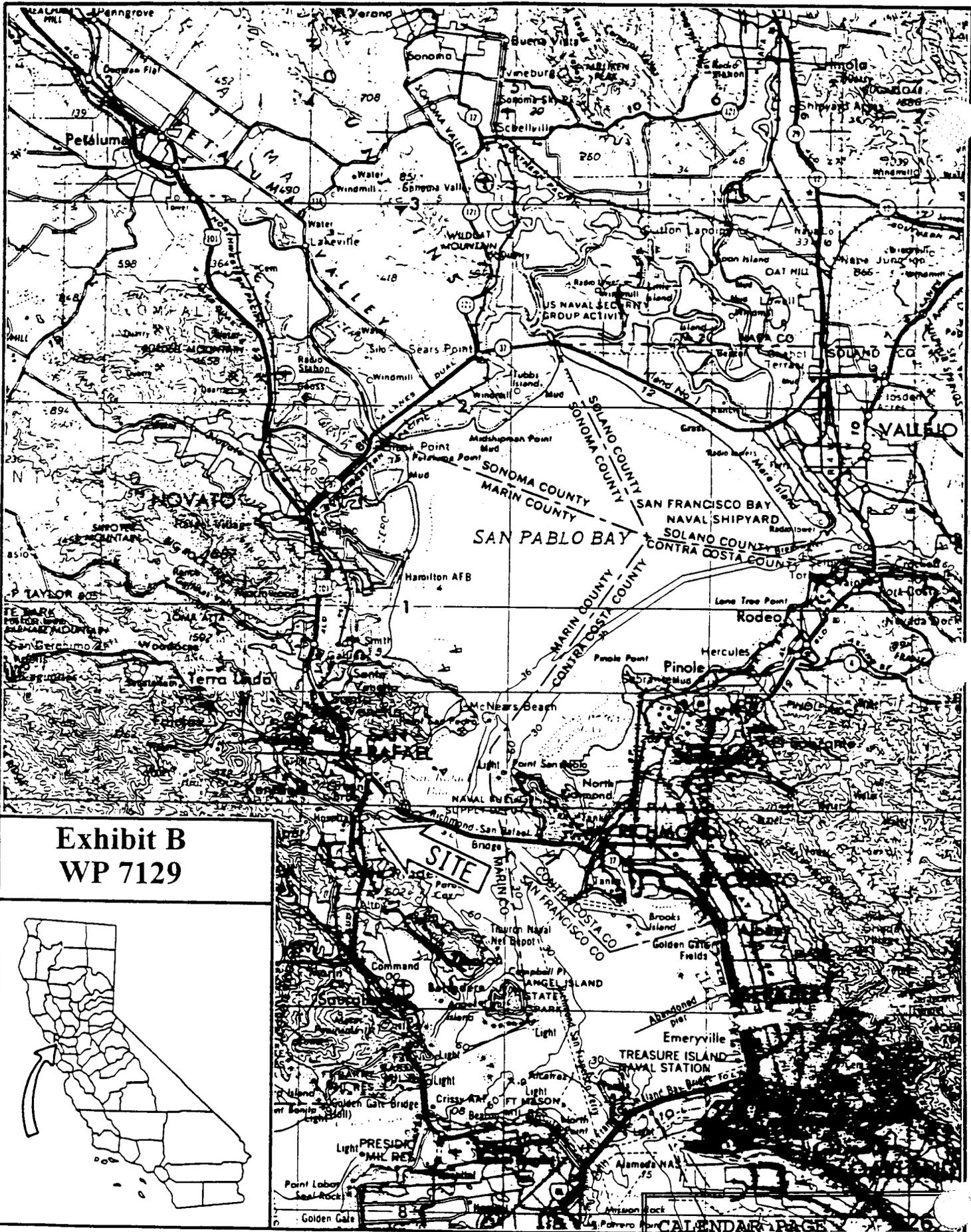
Area to be leased lies directly beneath docks, and walkway, plus a necessary use area 10 feet in width in front of proposed dock. EXCEPTING THEREFROM any portion lying above the ordinary high water mark.



MARIN ROWING ASSOCIATION	
DATE	10/1/00
BY	W. J. ...
FOR	...
REVISION	...
DESCRIPTION	Leasing Plan
SCALE	1" = 10'

This exhibit is solely for purposes of generally defining the lease premises, and is not intended to be, nor shall it be construed as, a waiver or limitation of any State interest in the subject or other property.

Exhibit A
 CALENDAR PAGE **325**
 WP 7129
 MINUTE PAGE **001032**



**Exhibit B
WP 7129**



CALENDAR PAGE 26

MINUTE PAGE 001353