

MINUTE ITEM

This Calendar Item No. C68 was approved as
Minute Item No. 68 by the California State Lands
Commission by a vote of 3 to 0 at its
12/16/98 meeting.

**CALENDAR ITEM
C68**

A 4
S 1

12/16/98
PRC 3044.1
J. Ludlow

GENERAL LEASE - RECREATIONAL USE

APPLICANT:

Chambers Landing Homeowners Association
P.O. Box 537
Homewood, California 96141

AREA, LAND TYPE, AND LOCATION:

1.68 acres, more or less, of submerged lands in Lake Tahoe, near Homewood,
Placer County.

AUTHORIZED USE:

Modification and relocation of one recreational homeowner's pier, continued use
and maintenance of two swim areas, 46 mooring buoys and two field marker
buoys, as shown on the attached Exhibit A.

LEASE TERM:

Ten years, beginning October 8, 1998.

CONSIDERATION:

\$1,658 per year; with the State reserving the right to fix a different rent
periodically during the lease term as provided in the lease.

SPECIFIC LEASE PROVISIONS:

Liability insurance: \$1,000,000 per occurrence for bodily injury and property
damage.

OTHER PERTINENT INFORMATION:

1. Applicant owns the uplands adjoining the lease premises.
2. **PIER RELOCATION:** 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 3, New Construction of Small

CALENDAR PAGE	328
MINUTE PAGE	004399

CALENDAR ITEM NO. C68 (CONT'D)

Structures; Title 2, California Code of Regulations, section 2905 (c)(1).

Authority: Public Resources Code section 21084 and Title 14, California Code of Regulations, section 15300 and Title 2, California Code of Regulations, section 2905.

ALL BUOYS AND ONE SWIM LINE: 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.

SECOND SWIM LINE: 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 3, New Construction of Small Structures; Title 2, California Code of Regulations, section 2905 (c)(5).

Authority: Public Resources Code section 21084 and Title 14, California Code of Regulations, section 15300 and Title 2, California Code of Regulations, section 2905.

3. 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:

Tahoe Regional Planning Agency, U.S. Army Corps of Engineers, California Department of Fish and Game

CALENDAR PAGE	329
MINUTE PAGE	004400

CALENDAR ITEM NO. C68 (CONT'D)

EXHIBIT:

A. Site and Location Map

PERMIT STREAMLINING ACT DEADLINE:

October 19, 1998 (Includes 90-day Extension.)

RECOMMENDED ACTION:

IT IS RECOMMENDED THAT THE COMMISSION:

CEQA FINDING:

PIER RELOCATION: 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 3, NEW CONSTRUCTION OF SMALL STRUCTURES; TITLE 2, CALIFORNIA CODE OF REGULATIONS, SECTION 2905 (c) (1).

ALL BUOYS AND ONE SWIM LINE: 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) (1).

SECOND SWIM LINE: 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 3, NEW CONSTRUCTION OF SMALL STRUCTURES; TITLE 2, CALIFORNIA CODE OF REGULATIONS, SECTION 2905 (c) (5).

SIGNIFICANT LANDS INVENTORY FINDING:

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

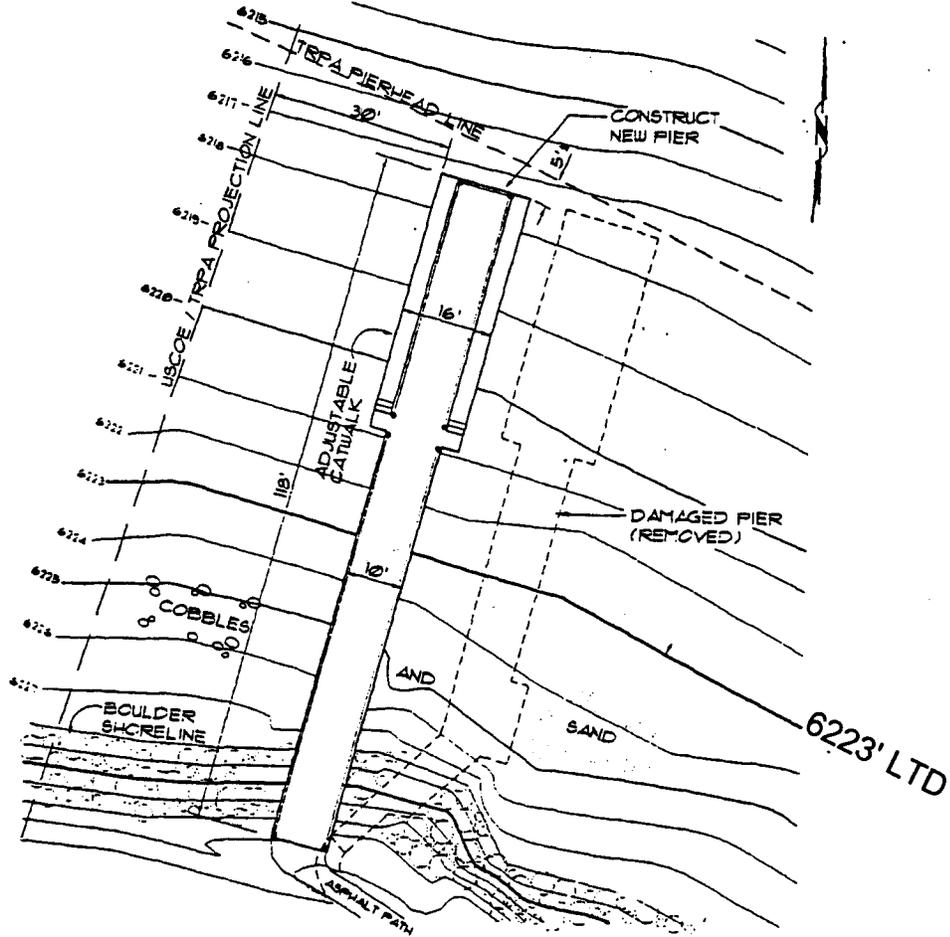
CALENDAR ITEM NO. C68 (CONT'D)

AUTHORIZATION:

AUTHORIZE ISSUANCE TO CHAMBERS LANDING HOMEOWNER'S ASSOCIATION OF A GENERAL LEASE - RECREATIONAL USE, BEGINNING OCTOBER 8, 1998, FOR A TERM OF TEN YEARS, FOR THE MODIFICATION AND RELOCATION OF AN EXISTING RECREATIONAL HOMEOWNERS PIER, CONTINUED USE AND MAINTENANCE OF TWO SWIM AREAS, 46 MOORING BUOYS AND TWO FIELD MARKER BUOYS, ALL UTILIZED FOR NON-COMMERCIAL, RECREATIONAL ACTIVITIES ON THE LAND SHOWN ON EXHIBIT A, ATTACHED AND BY THIS REFERENCE MADE A PART HEREOF; ANNUAL RENT IN THE AMOUNT OF \$1658, WITH THE STATE RESERVING THE RIGHT TO FIX A DIFFERENT RENT PERIODICALLY DURING THE LEASE TERM, AS PROVIDED IN THE LEASE; LIABILITY INSURANCE IN THE AMOUNT OF \$1,000,000 PER OCCURRENCE FOR BODILY INJURY AND PROPERTY DAMAGE.

NO SCALE

SITE MAP



6400 West Lake Blvd.

NO SCALE

LOCATION MAP

Lake Tahoe

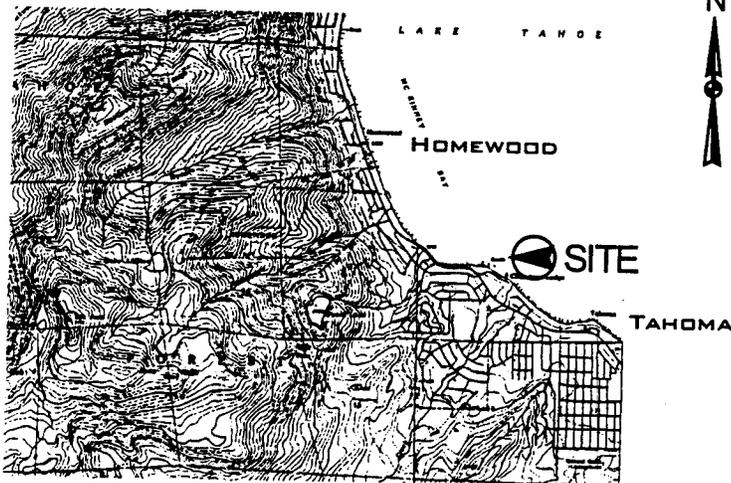
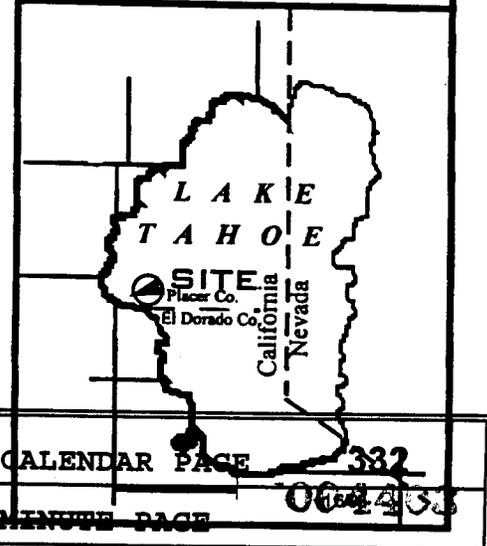


Exhibit A
 PRC 3044
 APN 98-010-19
 Lake Tahoe
 PLACER COUNTY
 Sheet 1 of 3



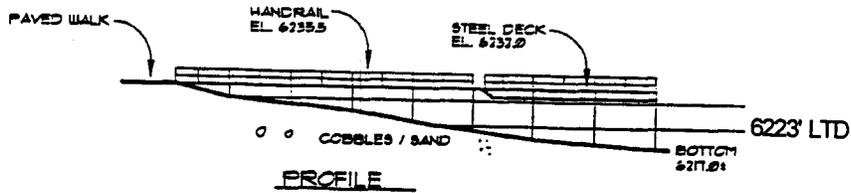
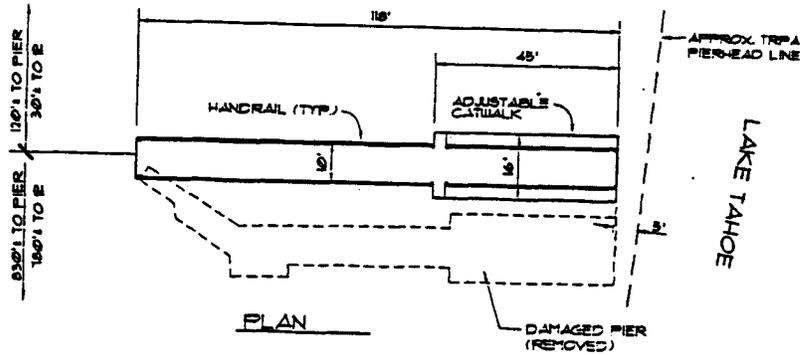
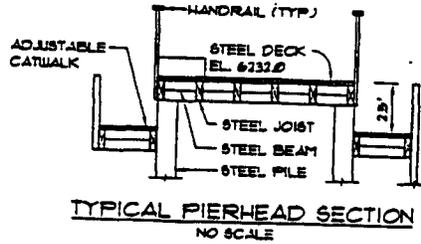
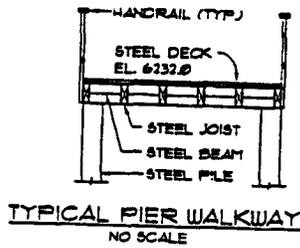
This Exhibit is solely for purposes of generally defining the lease premises, and is not intended to be, nor shall it be construed as, a waiver or limitation of any State interest in the subject or any other property.

CALENDAR PAGE 332

MINUTE PAGE 0654 4/33

NO SCALE

SITE MAP



6400 West Lake Blvd.

NO SCALE

LOCATION MAP

Lake Tahoe

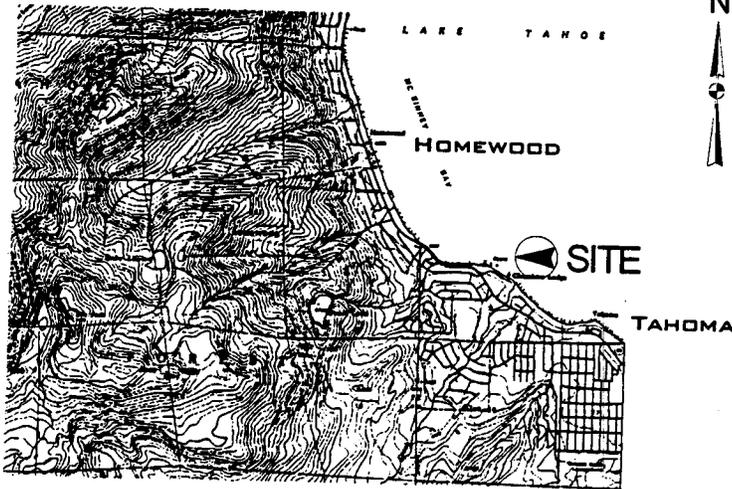
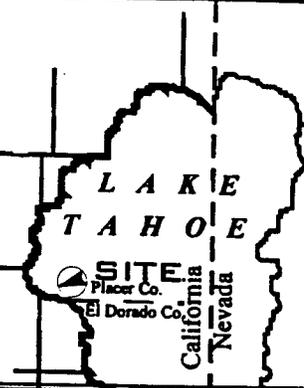


Exhibit A
 PRC 3044
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 Lake Tahoe
 PLACER COUNTY
 Sheet 2 of 3



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CALENDAR PAGE

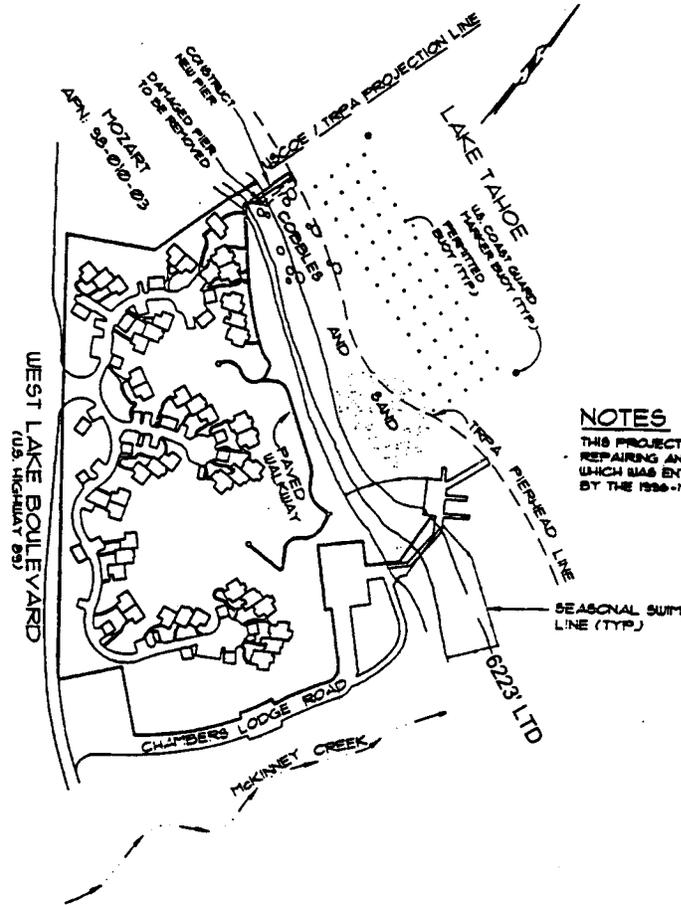
333

MINUTE PAGE

004404

NO SCALE

SITE MAP



NOTES

THIS PROJECT INVOLVES
REPAIRING AN EXISTING PIER
WHICH WAS ENTIRELY DESTROYED
BY THE 1926-1927 STORMS.

6400 West Lake Blvd.

NO SCALE

LOCATION MAP

Lake Tahoe

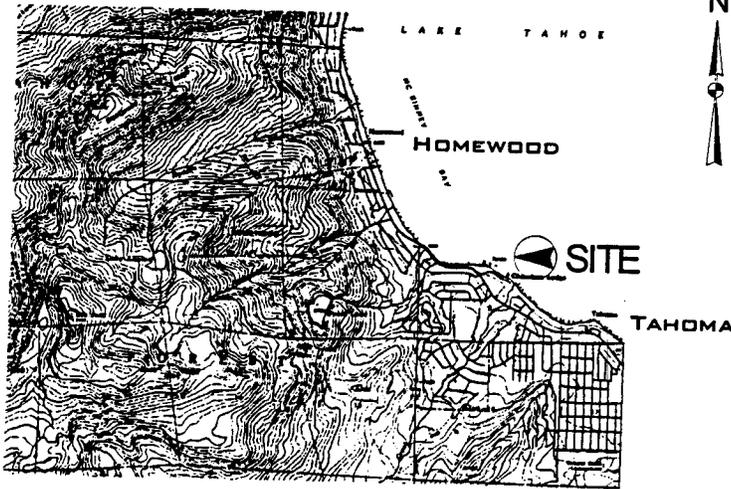
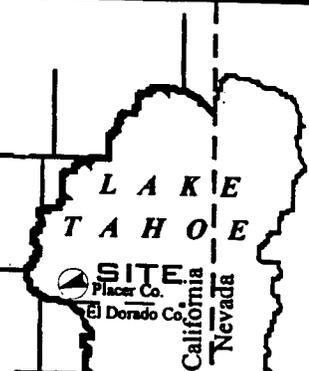


Exhibit A
PRC 3044
APN 98-010-19
Lake Tahoe
PLACER COUNTY
Sheet 3 of 3



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CALENDAR PAGE

334

MINUTE PAGE

064405