

**CALENDAR ITEM
C74**

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S 2

June 27, 2000
PRC 5822.1 WP 5822.1
M. Wetzel

GENERAL LEASE - COMMERCIAL USE

LESSEE:

Albert D. Giovannoni
Trustee of the Albert D. Giovannoni Trust, dated July 3, 1991
c/o Napa Sea Ranch
3333 Cuttings Wharf Road
Napa, CA 94559

AREA, LAND TYPE, AND LOCATION:

0.247 acres, more or less, of tide and submerged lands in the Napa River, near
Cuttings Wharf, Napa County.

AUTHORIZED USE:

Continued use and maintenance of a concrete launching ramp, gangway, and
docks.

LEASE TERM:

20 years, beginning May 1, 2000.

CONSIDERATION:

\$552 per year; with the State reserving the right to fix a different rent periodically
during the lease term, as provided in the lease under Paragraph 2(b) of Section 4
- General Provisions.

SPECIFIC LEASE PROVISIONS:

Insurance:

Liability Insurance: \$500,000 combined single limit.

Bond:

\$5,000 Surety Bond.

OTHER PERTINENT INFORMATION:

1. Applicant owns the uplands adjoining the lease premises.

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2. 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.

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.

EXHIBITS:

- A. Location Map
- B. Site Map

PERMIT STREAMLINING ACT DEADLINE:

N/A

RECOMMENDED ACTION:

IT IS RECOMMENDED THAT THE COMMISSION:

CEQA FINDING:

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);

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.

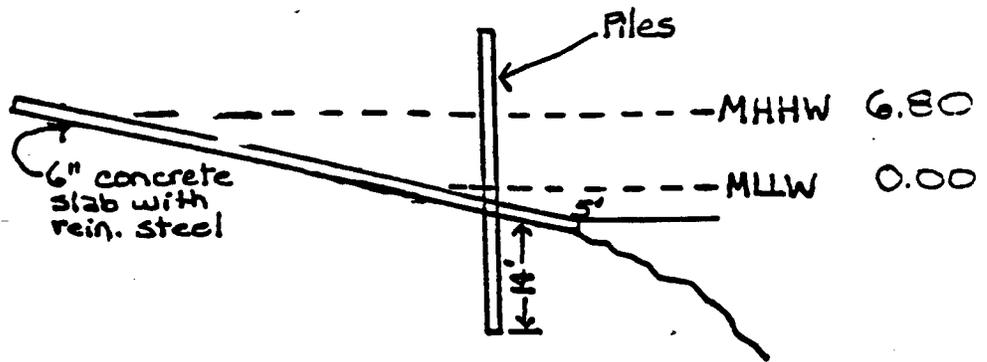
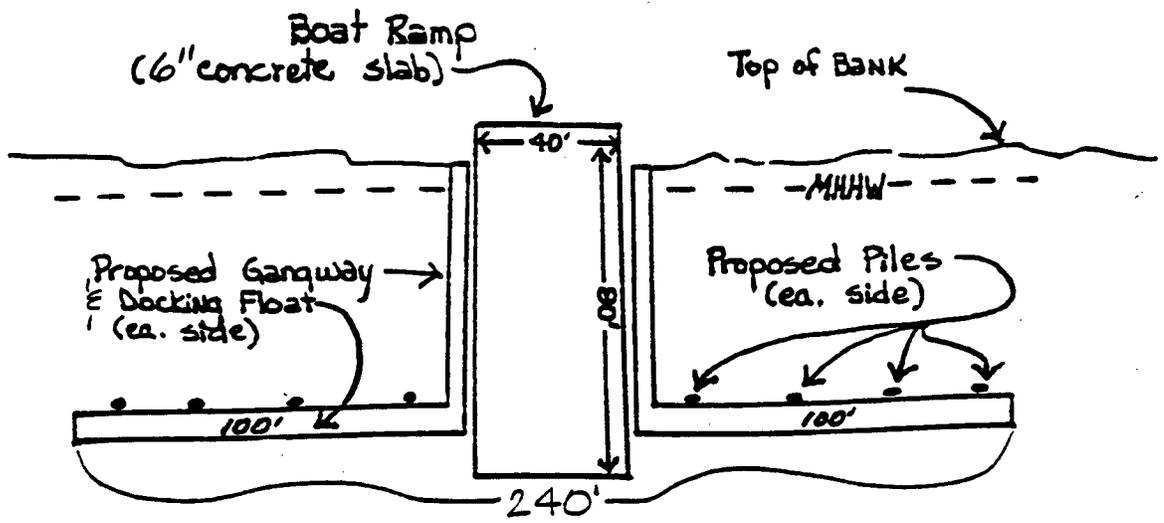
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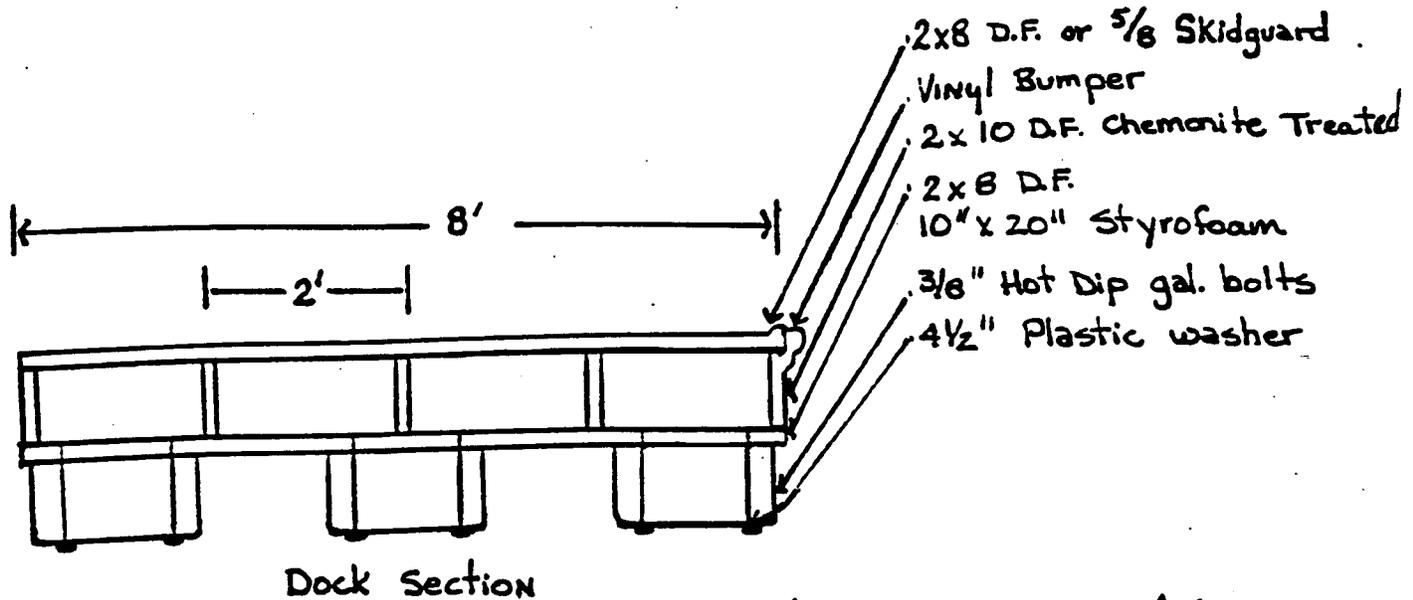
AUTHORIZATION:

AUTHORIZE ISSUANCE TO ALBERT D. GIOVANNONI, TRUSTEE OF THE ALBERT D. GIOVANNONI TRUST, DATED JULY 3, 1991, OF A GENERAL LEASE – COMMERCIAL USE, BEGINNING MAY 1, 2000, FOR A TERM OF 20 YEARS, FOR THE CONTINUED USE AND MAINTENANCE OF AN EXISTING CONCRETE LAUNCHING RAMP, GANGWAY, AND DOCKS ON THE LAND IDENTIFIED ON EXHIBIT A ATTACHED AND BY THIS REFERENCE MADE A PART HEREOF; CONSIDERATION: ANNUAL RENT OF \$552, WITH THE STATE RESERVING THE RIGHT TO FIX A DIFFERENT RENT PERIODICALLY DURING THE LEASE TERM, AS PROVIDED IN THE LEASE UNDER PARAGRAPH 2(b) OF SECTION 4 – GENERAL PROVISIONS.

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- No Scale -



LOCATION MAP

3333 Cuttings Wharf Road
 Napa Sea Ranch
 Napa County, CA

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M. Weber

EXHIBIT "A"

PRC 5822
 Albert Giovannoni
 APN: 047-261-007

SITE MAP

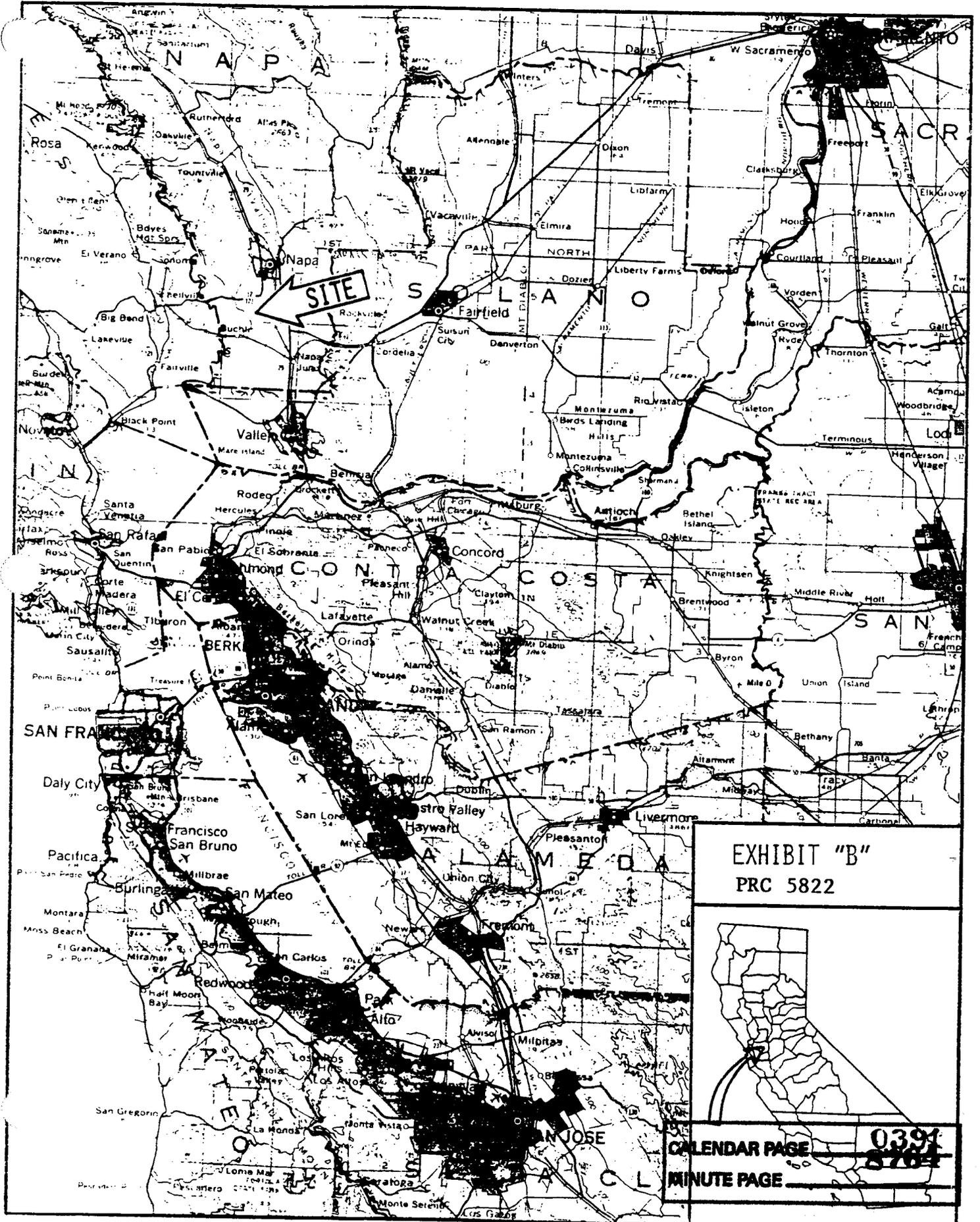


EXHIBIT "B"
PRC 5822



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