MINUTE ITEM
This Calendar Item No. C32 was approved as Minute Item No. 32 by the California State Lands Commission by a vote of 3 to 0 at its 2-21-03 meeting.

CALENDAR ITEM
C32

A 6

S 3

PRC 8446.9

02/21/03
W 25877
N. Quesada

GENERAL LEASE - PUBLIC AGENCY USE

APPLICANT:

Romberg Tiburon Center for Environmental Studies
San Francisco State University
3152 Paradise Drive
Tiburon, CA 94920

AREA, LAND TYPE, AND LOCATION:

.019 acres, more or less, of tide and submerged lands in San Francisco Bay, in the city of Tiburon, Marin County.

AUTHORIZED USE:

Construction, use, and maintenance of a ramp, a finger pier walkway, a platform, and guardrails at The Romberg Tiburon Center for Environmental Studies, in San Francisco Bay, for the monitoring of the long-term environment, including biological and physical oceanagraphy, marine and estuarine biology, and ecology with emphasis on the San Francisco Bay and local coastal zones.

LEASE TERM:

Ten years, beginning February 1, 2003.

CONSIDERATION:

The public use and benefit; with the State reserving the right at any time to set a monetary rent if the Commission finds such action to be in the State's best interest.

OTHER PERTINENT INFORMATION:

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

2. The Romberg Tiburon Center for Environmental Studies (RTC), San Francisco State University, is proposing to construct a new 840-square-foot finger pier on top of existing concrete and steel pilings that once supported a wharf built and used by the U.S. Navy in the early 1930s. The proposed project will be constructed over water and consists of a 40-square-foot ramp, a 4-foot by 184-foot finger pier walkway, an 8-foot by 8-foot platform, and guardrails placed along both sides of the ramp, walkway, and platform.

3. RTC is a research and teaching facility operated year-round by San Francisco State University. Some research efforts are in the areas of biological and physical oceanography, marine and estuarine biology, and ecology with emphasis on San Francisco Bay and local coastal zones. The finger pier will be used to support meteorological and hydrological instruments, and to establish and maintain a long-term environmental monitoring station in the San Francisco Bay.

4. On October 10, 2002, the San Francisco Bay Conservation and Development Commission (BCDC) granted Permit # M02-49 under its certified program. (Title 14, California Code of Regulations, section 15251(h)).

   Staff has reviewed the document and determined that the conditions, as specified in Title 14, California Code of Regulations, section 15253(b) have been met for the Commission to use the environmental analysis document certified by the BCDC as a Negative Declaration equivalent in order to comply with the requirements of the CEQA.

APPROVALS OBTAINED:

San Francisco Bay Conservation and Development Commission; United States Army Corps of Engineers.

EXHIBITS:

A. Site Map
B. Location Map

PERMIT STREAMLINING ACT DEADLINE:

March 28, 2003

RECOMMENDED ACTION:
IT IS RECOMMENDED THAT THE COMMISSION:

CEQA FINDING:

FIND THAT AN ENVIRONMENTAL ANALYSIS DOCUMENT (SFBCDC PERMIT # M02-49), WAS ADOPTED FOR THIS PROJECT BY THE SAN FRANCISCO BAY CONSERVATION AND DEVELOPMENT COMMISSION (BCDC) UNDER ITS CERTIFIED PROGRAM (TITLE 14, CALIFORNIA CODE OF REGULATIONS, SECTION 15251 (h)), AND THAT THE CALIFORNIA STATE LANDS COMMISSION HAS REVIEWED AND CONSIDERED THE INFORMATION THEREIN AND CONCURS IN BCDC'S DETERMINATION.

SIGNIFICANT LANDS INVENTORY FINDING:

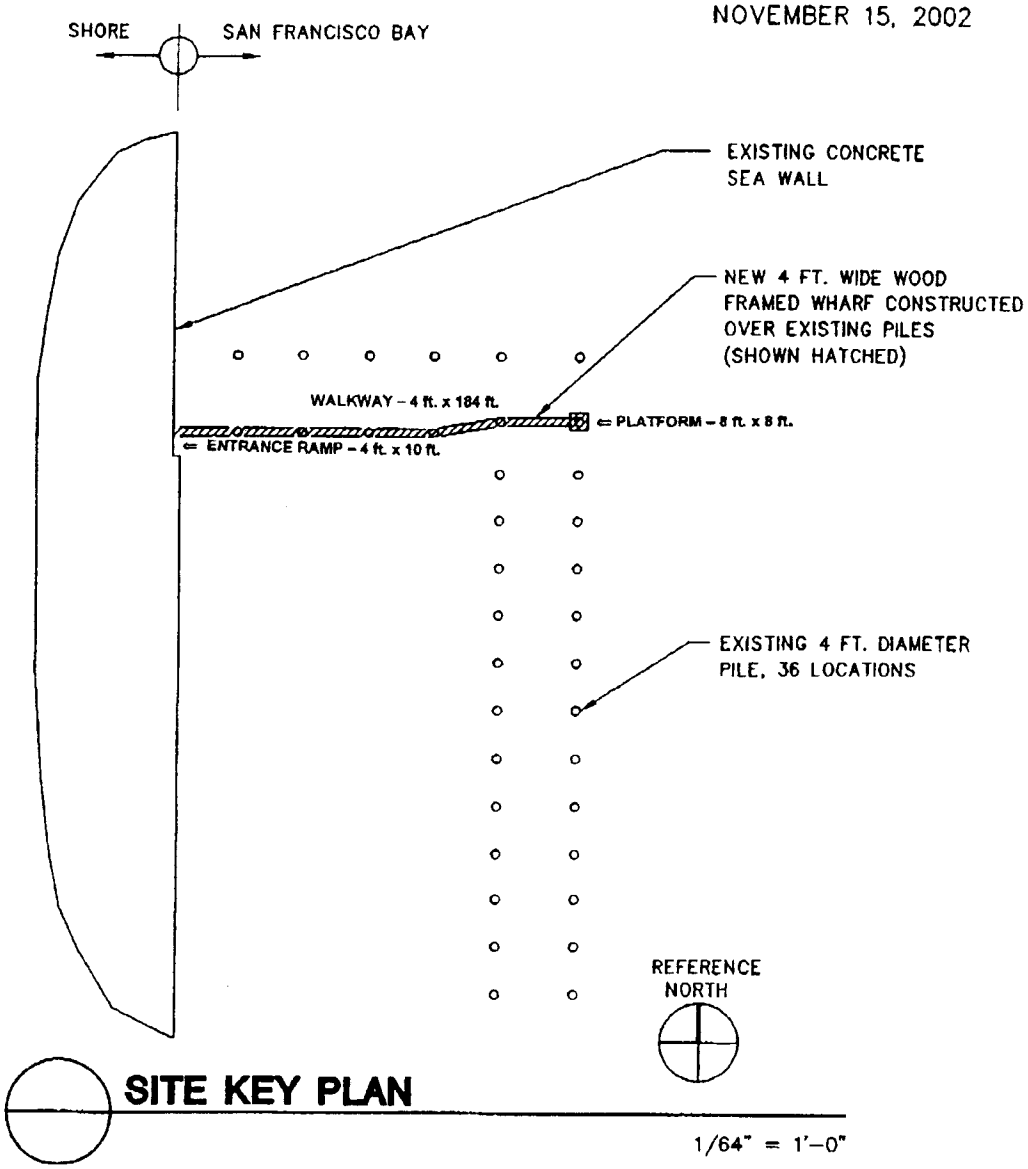
FIND THAT THIS ACTIVITY IS CONSISTENT WITH THE USE CLASSIFICATION DESIGNATED BY THE COMMISSION FOR THE LAND PURSUANT TO PUBLIC RESOURCES CODE SECTIONS 6370, ET SEQ.

AUTHORIZATION:

AUTHORIZE ISSUANCE TO ROMBERG TIBURON CENTER FOR ENVIRONMENTAL STUDIES, SAN FRANCISCO STATE UNIVERSITY, OF A GENERAL LEASE - PUBLIC AGENCY USE, BEGINNING FEBRUARY 1, 2003, FOR A TERM OF TEN YEARS, FOR THE CONSTRUCTION, USE AND MAINTENANCE OF A RAMP, FINGER PIER WALKWAY, PLATFORM, AND GUARDRAILS AT THE ROMBERG TIBURON CENTER FOR ENVIRONMENTAL STUDIES, SAN FRANCISCO STATE UNIVERSITY, IN THE SAN FRANCISCO BAY ON THE LAND SHOWN ON EXHIBIT A ATTACHED, AND BY THIS REFERENCE MADE A PART HEREOF; CONSIDERATION BEING THE PUBLIC USE AND BENEFIT, WITH THE STATE RESERVING THE RIGHT AT ANY TIME TO SET A MONETARY RENT IF THE COMMISSION FINDS SUCH ACTION TO BE IN THE STATE'S BEST INTEREST.

SITE MAP

NEW WHARF
ROMBERG TIBURON CENTER
3152 PARADISE DRIVE
TIBURON, CALIFORNIA
NOVEMBER 15, 2002



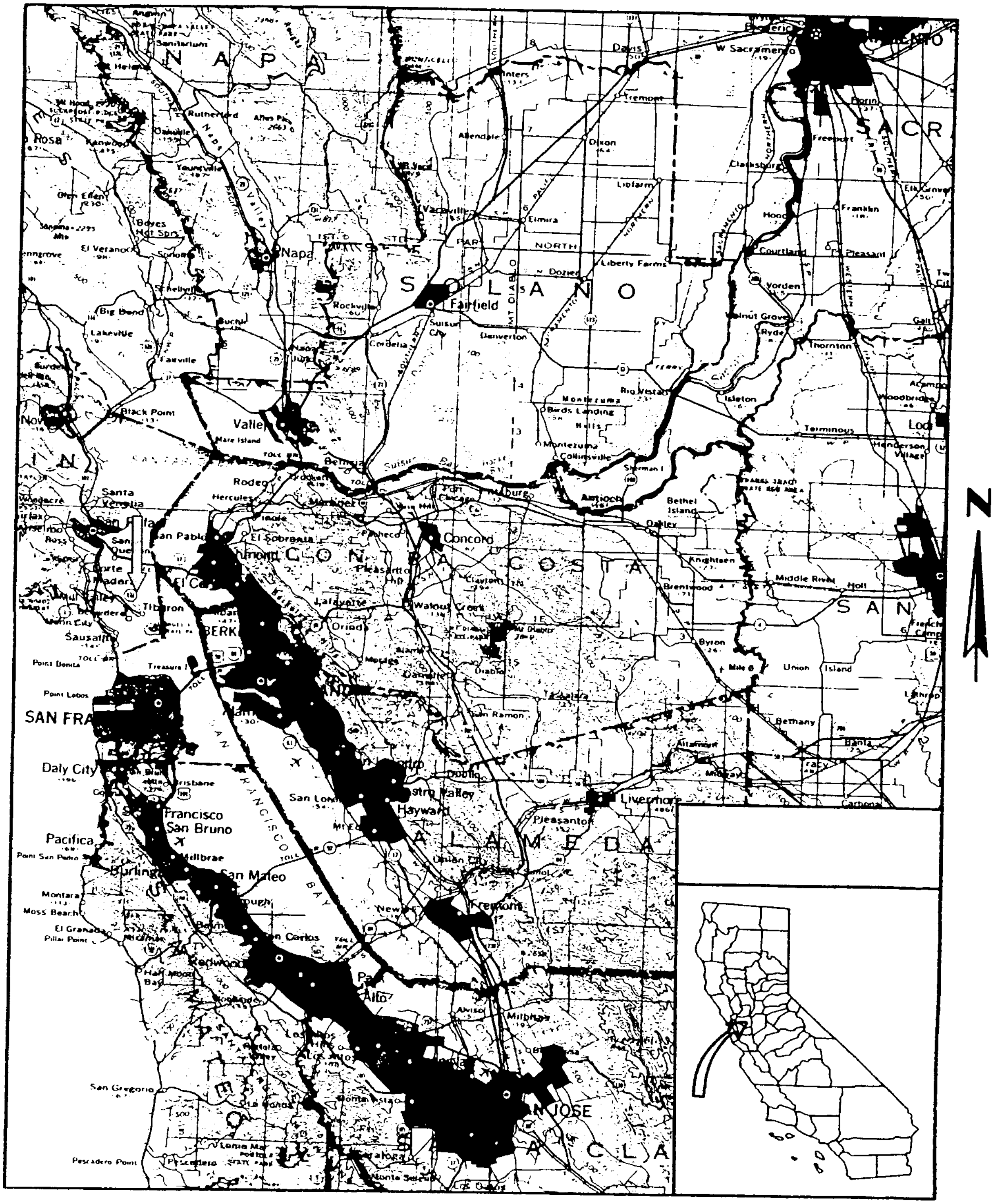
A.T. MEROVICH & ASSOCIATES, INC.
STRUCTURAL / EARTHQUAKE ENGINEERING

This exhibit is solely for purposes of generally defining the lease premises, is based on unverified information provided by lessee or other parties, and is not intended to be, nor shall it be construed to as a waiver or limitation of any state interest in the subject or any other property.

EXHIBIT A
Romberg Tiburon Center for Environmental Studies
W 25877

Location Map

U.S.G.S. Map



nq
1/13/03

This exhibit is solely for purposes of generally defining the lease premises, is based on unverified information provided by lessee or other parties, 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 B
W 25877
Romberg Tiburon Center for Environmental Studies

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00016 MINUTE PAGE