

**CALENDAR ITEM
C18**

A 1
S 1

12/17/14
PRC 5760.1
B. Terry

GENERAL LEASE – RECREATIONAL USE

APPLICANTS:

Donald F. Williams and Shirley Williams, Co-Trustees of the Linda Williams Trust under the Donald F. Williams Residential Trust u/a/d August 29, 2005

AREA, LAND TYPE, AND LOCATION:

Sovereign land in Lake Tahoe, adjacent to 1306 West Lake Boulevard, Tahoe City, Placer County.

AUTHORIZED USE:

Continued use and maintenance of an existing pier previously authorized by the Commission; and use and maintenance of an existing marine rail and four boat slips not previously authorized by the Commission.

LEASE TERM:

10 years, beginning November 20, 2014.

CONSIDERATION:

\$2,362 per year, with an annual Consumer Price Index adjustment.

SPECIFIC LEASE PROVISIONS:

Liability insurance in an amount no less than \$1,000,000 per occurrence.

OTHER PERTINENT INFORMATION:

1. Applicants own the upland adjoining the lease premises.
2. On December 8, 2005, the Commission authorized a 10-year Recreational Pier Lease to Donald F. Williams and Shirley P. Williams. That lease expired on November 19, 2014. On October 12, 2012, ownership of the upland parcel was transferred to Donald F. Williams and Shirley Williams, Co-Trustees of the Linda Williams Trust under the Donald F. Williams Residential Trust u/a/d August 29, 2005. The Applicants are now applying for a General Lease – Recreational Use.

CALENDAR ITEM NO. C18 (CONT'D)

3. The Applicants' marine rail and four boat slips have been in Lake Tahoe for many years but were not previously authorized by the Commission. Staff recommends bringing the existing marine rail and four boat slips under lease.
4. The staff recommends that the Commission find that this activity is exempt from the requirements of the California Environmental Quality Act (CEQA) as a categorically exempt project. The project is exempt under Class 1, Existing Facilities; California Code of Regulations, Title 2, section 2905, subdivision (a)(2).

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

5. This activity involves lands identified as possessing significant environmental values pursuant to Public Resources Code section 6370 et seq., but such activity will not affect those significant lands. 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. Land Description
- B. Site and Location Map

RECOMMENDED ACTION:

It is recommended that the Commission:

CEQA FINDING:

Find that the activity is exempt from the requirements of CEQA pursuant to California Code of Regulations, Title 14, section 15061 as a categorically exempt project, Class 1, Existing Facilities; California Code of Regulations, Title 2, section 2905, subdivision (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 section 6370 et seq.

CALENDAR ITEM NO. **C18** (CONT'D)

AUTHORIZATION:

Authorize issuance of a General Lease – Recreational Use to Donald F. Williams and Shirley Williams, Co-Trustees of the Linda Williams Trust under the Donald F. Williams Residential Trust u/a/d August 29, 2005, beginning November 20, 2014, for a term of 10 years, for the continued use and maintenance of an existing pier previously authorized by the Commission, and use and maintenance of an existing marine rail and four boat slips not previously authorized by the Commission as described in Exhibit A and shown on Exhibit B (for reference purposes only) attached and by this reference made a part hereof; annual rent in the amount of \$2,362, with an annual Consumer Price Index adjustment; and liability insurance in an amount no less than \$1,000,000 per occurrence.

EXHIBIT A

PRC 5760.1

LAND DESCRIPTION

Two parcels of submerged lands situated in the bed of Lake Tahoe, lying adjacent to fractional Section 18, Township 15 North, Range 17 East, M.D.B.&M., as shown on Official Government Township Plat approved November 9, 1866, County of Placer, State of California, more particularly described as follows:

PARCEL 1

All those lands underlying an existing pier with rock crib, catwalk and four boat slips lying adjacent to those parcels described in Grant Deed recorded October 12, 2012 as Document Number 2012-0095421-00 in Official Records of said County.

TOGETHER WITH any applicable Impact Area(s).

EXCEPTING THEREFROM any portion lying landward of elevation 6223 feet LTD on the shoreline of said Lake Tahoe.

PARCEL 2

All those lands underlying an existing marine rails lying adjacent to those parcels described in Grant Deed recorded October 12, 2012 as Document Number 2012-0095421-00 in Official Records of said County.

EXCEPTING THEREFROM any portion lying landward of elevation 6223 feet LTD on the shoreline of said Lake Tahoe.

Accompanying plat is hereby made part of this description.

END OF DESCRIPTION

Prepared 09/11/2014 by the California State Lands Commission Boundary Unit.



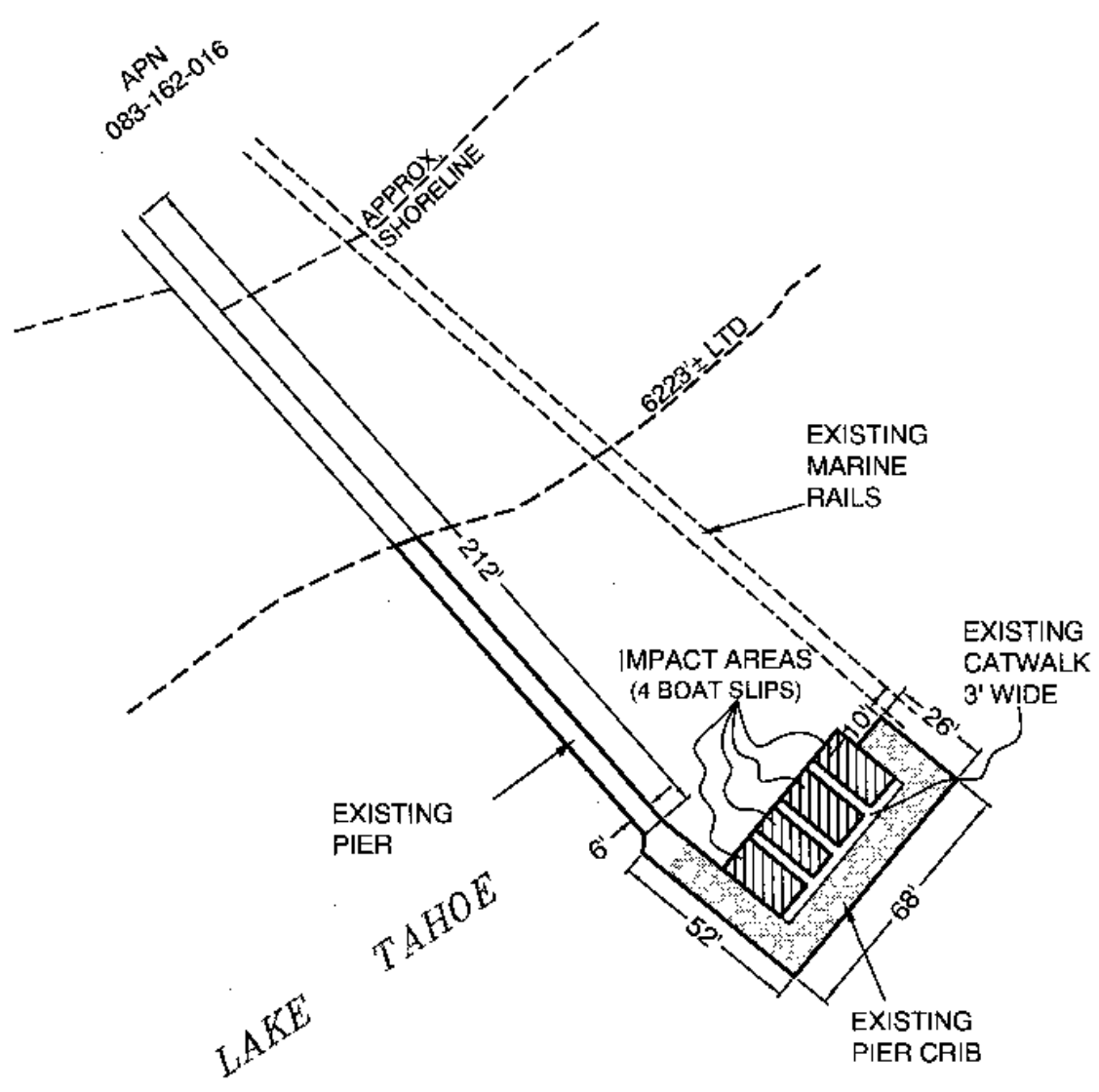
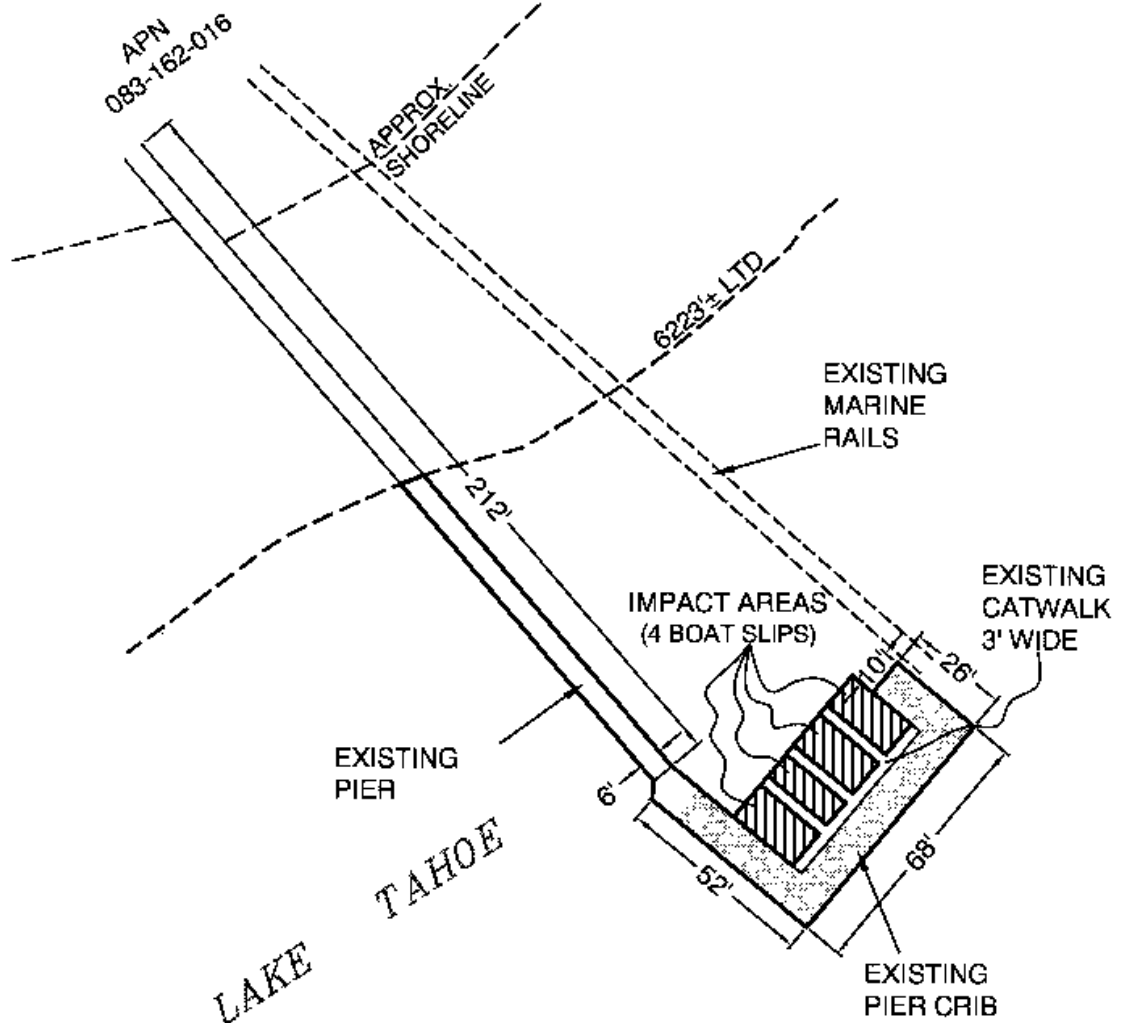


EXHIBIT A



NO SCALE

SITE



1306 WEST LAKE BLVD., TAHOE CITY

NO SCALE

LOCATION

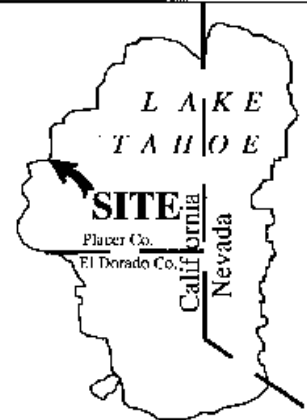


MAP SOURCE: USGS QUAD

This Exhibit is solely for purposes of generally defining the lease premises, is based on unverified information provided by the 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 any other property.

Exhibit B

PRC 5760.1
 WILLIAMS
 APN 083-162-016
 GENERAL LEASE -
 RECREATIONAL USE
 PLACER COUNTY



TS 09/11/14