

**MINUTE ITEM**

This Calendar Item No. C46 was approved as Minute Item No. 46 by the California State Lands Commission by a vote of 3 to 0 at its 2/27/98 meeting.

**CALENDAR ITEM  
C46**

A 4  
S 1

02/27/98  
PRC 7450.9  
J. Ludlow

**TERMINATION OF RECREATIONAL PIER LEASE  
AND ISSUANCE OF NEW RECREATIONAL PIER LEASE**

**LESSEES:**

William J. Crabtree and Helen Crabtree, Trustees  
of the William and Helen Crabtree 1981 Family Trust  
2075 Empire Mine Circle  
Gold River, California 95670

**APPLICANT:**

John Mozart, Trustee of the John Mozart Revocable Trust  
Created as of January 3, 1995  
1068 East Meadow Circle  
Palo Alto, California 94303

**AREA, LAND TYPE, AND LOCATION:**

Sovereign lands in Lake Tahoe, Tahoma, Placer County.

**AUTHORIZED USE:**

Use and maintenance of a pier, catwalk, boat lift and two mooring buoys, as shown on the attached Exhibit A.

**LEASE TERM:**

Ten years, beginning September 6, 1996.

**CONSIDERATION:**

No monetary consideration pursuant to Public Resources Code section 6503.5.

**SPECIFIC LEASE PROVISIONS:**

Insurance:

Liability insurance in the amount of no less than \$300,000.

Other:

This lease is conditioned on Lessee's obtaining authorization from the Tahoe Regional Planning Agency (TRPA) for the mooring buoys within two years from the effective date of the authorization of the buoys by the Commission.

CALENDAR PAGE	249
MINUTE PAGE	002900

CALENDAR ITEM NO. **C46** (CONT'D)

**OTHER PERTINENT INFORMATION:**

1. On May 9, 1996, the Commission authorized the approval of Recreational Pier Lease No. PRC 7450.9, to William J. Crabtree and Helen Crabtree, Trustees of the William and Helen Crabtree 1981 Family Trust, for the use and maintenance of a pier, boat lift and two mooring buoys. The property was sold, and on September 6, 1996, the property's title was transferred to John Mozart, Trustee of the John Mozart Revocable Trust Created as of January 3, 1995.
  
2. As to the Pier, Catwalk and Mooring Buoys: 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. As to the Boat Lift: 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 14, California Code of Regulations, section 15303 (e).

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

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.

02/27/98

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251 \_\_\_\_\_ 300

CALENDAR PAGE	_____
MINUTE PAGE	002902

CALENDAR ITEM NO. C46 (CONT'D)

**FURTHER APPROVALS REQUIRED:**

Tahoe Regional Planning Agency (Buoys and Boat Lift)

**EXHIBIT:**

A. Site and Location Map

**PERMIT STREAMLINING ACT DEADLINE:**

N/A

**RECOMMENDED ACTION:**

IT IS RECOMMENDED THAT THE COMMISSION:

**CEQA FINDING:**

**PIER, CATWALK, MOORING BUOYS:** 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).

**BOAT LIFT:** 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 14, CALIFORNIA CODE OF REGULATIONS, SECTION 153403 (e).

**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:**

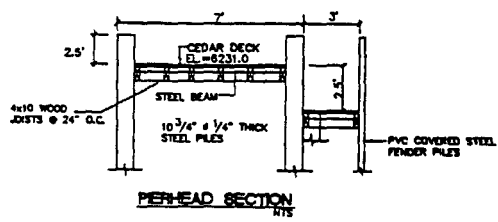
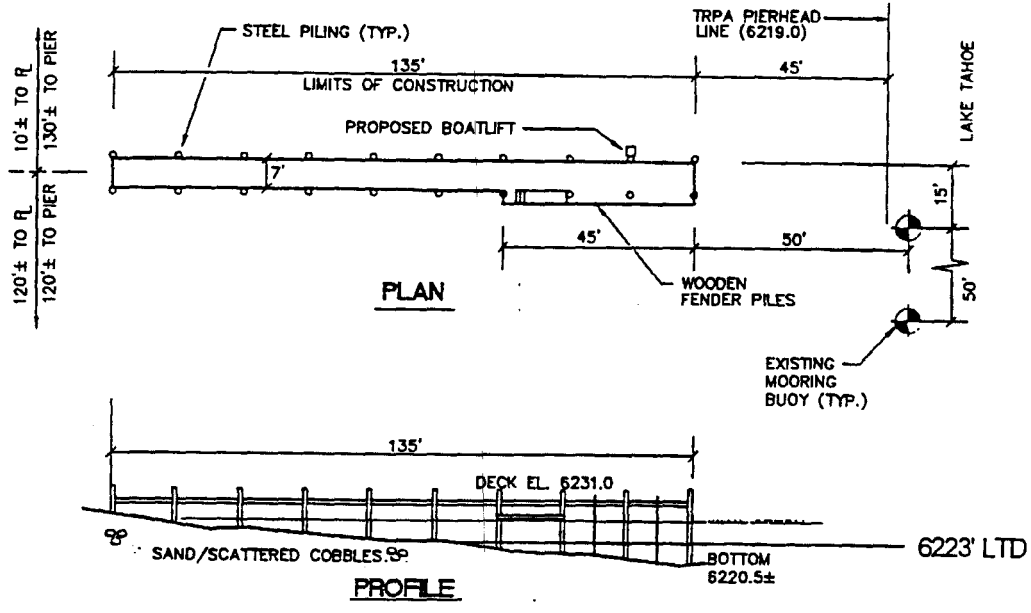
AUTHORIZE THE TERMINATION OF RECREATIONAL PIER LEASE NO. PRC 7450.9, EFFECTIVE SEPTEMBER 5, 1996, ISSUED TO WILLIAM J. CRABTREE AND HELEN CRABTREE, TRUSTEES OF THE WILLIAM AND HELEN CRABTREE 1981 FAMILY TRUST, AND APPROVED BY THE COMMISSION ON MAY 9, 1996, MINUTE ITEM 36.

CALENDAR ITEM NO. C46 (CONT'D)

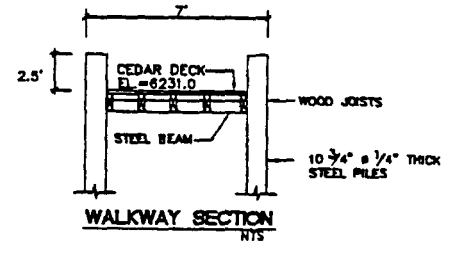
AUTHORIZE ISSUANCE TO JOHN MOZART, TRUSTEE OF THE JOHN MOZART REVOCABLE TRUST CREATED AS OF JANUARY 3, 1995, OF A TEN-YEAR RECREATIONAL PIER LEASE, BEGINNING SEPTEMBER 6, 1996, FOR USE AND MAINTENANCE OF A PIER, CATWALK, BOAT LIFT AND TWO MOORING BUOYS ON THE LAND SHOWN ON EXHIBIT A ATTACHED AND BY THIS REFERENCE MADE A PART HEREOF; NO MONETARY CONSIDERATION PURSUANT TO PUBLIC RESOURCES CODE SECTION 6503.5; LIABILITY INSURANCE IN THE AMOUNT OF NO LESS THAN \$300,000.

NO SCALE

# SITE MAP



52 Moana Circle



NO SCALE

# LOCATION MAP

Lake Tahoe

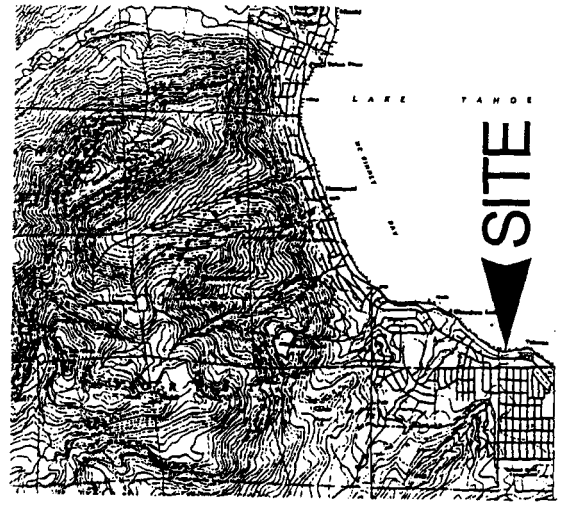


Exhibit A  
 PRC 7450.9  
 APN 98-191-27  
 Lake Tahoe  
 PLACER COUNTY

CALENDAR PAGE	303
MINUTE PAGE	002905

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.