

**CALENDAR ITEM
C45**

A 53, 54

01/26/12

G 05-07.7

S 25, 28

M. Andersen

**CONSIDER APPROVAL OF A PROPOSED EXPENDITURE OF \$1,252,800 OF
PUBLIC TIDELANDS TRUST FUNDS BY THE CITY OF REDONDO BEACH FOR THE
REHABILITATION OF THE SEASIDE LAGOON RESTROOM PROJECT WITHIN
LEGISLATIVELY GRANTED SOVEREIGN LAND IN THE CITY OF REDONDO
BEACH, LOS ANGELES COUNTY**

TRUSTEE:

City of Redondo Beach
415 Diamond Street
Redondo Beach, CA 90277

The City of Redondo Beach (City) is trustee of sovereign tide and submerged lands granted to it by the Legislature pursuant to Chapter 57, Statutes of 1915 and as amended by Chapter 1555, Statutes of 1971 (statutory trust grant).

THE PROJECT:

The proposed expenditure of \$1,252,800 of tidelands trust funds will fund the Seaside Lagoon Facilities Building Rehabilitation Project (Project). The proposed Project consists of upgrading an existing restroom and facilities building. The Project site is on land legislatively granted, in trust, to the City as shown on Exhibit A.

BACKGROUND:

The Redondo Beach Seaside Lagoon facilities consist of a sand bottom swimming pool, slides, diving boards, fountains, and a 2,500-square-foot structure housing a first aid station, storage room, and restrooms. The Seaside Lagoon facilities attract over 80,000 visitors every year and host several major regional events.

Originally built in the 1960s, the Seaside Lagoon restroom and facilities building is in need of significant repair due to age and exposure to the elements. The proposed expenditure will cover the cost of much needed structural building repairs and allow the City to upgrade the existing restrooms to meet ADA requirements. The Project does not propose the construction of any new facilities.

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Pursuant to the City's statutory trust grant, the City is required to notify the Commission prior to the disbursement of trust funds for a capital improvement project over \$250,000. The cost of the proposed project is \$1,252,800, for which tidelands trust revenue will be expended. Approximately \$15,136,263 is currently available in the City's Tidelands Fund. At this time, the City has awarded a construction contract with construction anticipated to begin in early 2012 and ending in May 2012.

STAFF ANALYSIS:

Commission staff has reviewed the information submitted by the City for the proposed expenditure pursuant to Chapter 57, Statutes of 1915, and as amended by Chapter 1555, Statutes of 1971. In addition, in a December 13, 2011 letter to the City, the Commission's Executive Officer stated that the project, as proposed, was consistent with the City's granting statutes and the common law public trust doctrine and that staff would recommend that the Commission approve the expenditure as described.

OTHER PERTINENT INFORMATION:

1. Applicant is the trustee of legislatively granted sovereign lands, in the City of Redondo Beach, pursuant to Chapter 57, Statutes of 1915, as amended by Chapter 1555, Statutes of 1971.
2. In taking action on this staff recommendation, the Commission is acting pursuant to its authority pursuant to Chapter 57, Statutes of 1915, as amended by Chapter 1555, Statutes of 1971.
3. Find that the City of Redondo Beach has sufficient public trust funds for the proposed project.
4. Pursuant to the Commission's delegation of authority and the State CEQA Guidelines (Cal. Code Regs., tit. 14, § 15060, subd. (c)(3)), the staff has determined that this activity is not subject to the provisions of CEQA because it is not a "project" as defined by CEQA and the State CEQA Guidelines.

Authority: Public Resources Code section 21065 and California Code of Regulations, Title 14, sections 15060, subdivision (c)(3), and 15378.

FURTHER APPROVALS REQUIRED:

The City must obtain all the necessary authorizations for the project, including but not limited to: the United States Army Corps of Engineers, California Coastal

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Commission, and the Los Angeles County Board of Supervisors, as well as construction permits from the City Building and Engineering Departments.

EXHIBIT:

- A. Site and Location Map

RECOMMENDED ACTION:

It is recommended that the Commission:

CEQA FINDING:

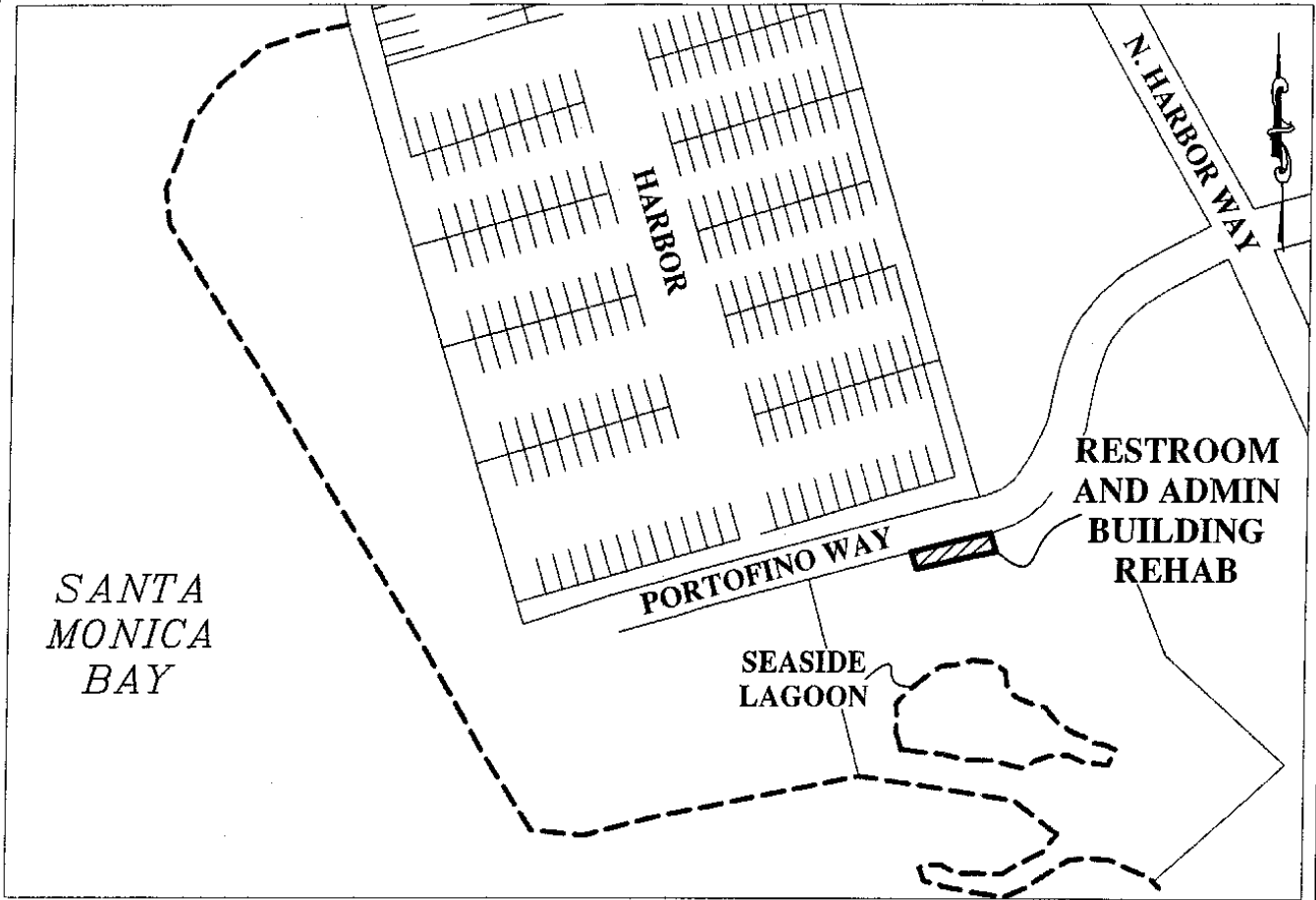
Find that the activity is not subject to the requirements of CEQA pursuant to California Code of Regulations, Title 14, section 15060, subdivision (c)(3), because the activity is not a project as defined by Public Resources Code section 21065 and California Code of Regulations, Title 14, section 15378.

AUTHORIZATION:

1. Find that the Seaside Lagoon Facilities Building Rehabilitation Project is consistent with the Public Trust and the City's statutory trust grant and is in the best interest of the people of the State of California.
2. Approve the proposed expenditure of \$1,252,800 of tidelands trust funds to fund the Seaside Lagoon Facilities Building Rehabilitation Project, city of Redondo Beach, Los Angeles County.

NO SCALE

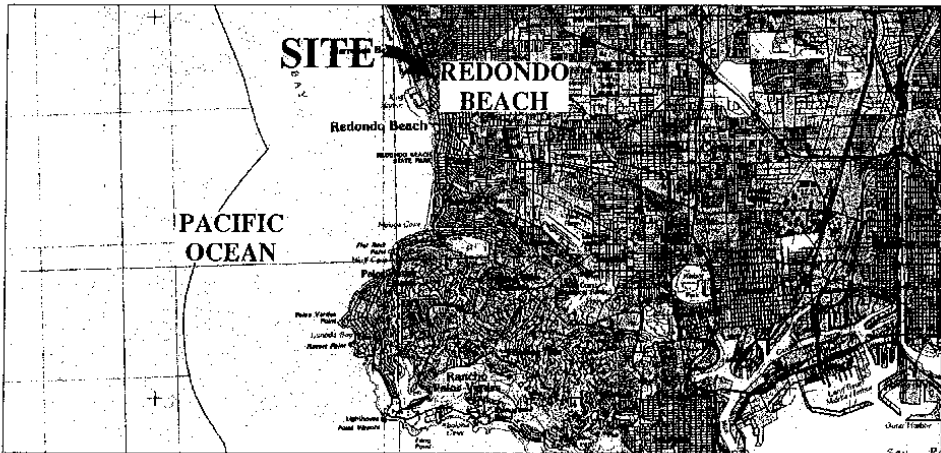
SITE



Request for expenditure of trust funds on legislatively granted sovereign land
Redondo Beach

NO SCALE

LOCATION



MAP SOURCE: USGS QUAD

Exhibit A

G 05-07.7
CITY OF
REDONDO BEACH
EXPENDITURE OF
TRUST FUNDS
LOS ANGELES COUNTY



MJE 11/28/11

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.