

MINUTE ITEM

This Calendar Item No. 23
was approved as a Minute Item
No. 23 by the State Lands
Commission by a vote of 2
to 0 at its 7/25/85
meeting.

CALENDAR ITEM

A 35
S 18

23

07/25/85
G 15-01
Horton

CONSIDERATION OF PROPOSED EXPENDITURES IN EXCESS
OF \$250,000 FOR EXTENSION OF HARBOR SANDBAR BREAKWATER
ON GRANTED LANDS BY THE CITY OF SANTA BARBARA

TRUSTEE: City of Santa Barbara
125 Anapamu Street
Santa Barbara, California 93102

AREA, TYPE LAND AND LOCATION:
Granted tide and submerged lands in Santa
Barbara Harbor.

PROJECT PROPOSED:

Extend existing harbor sandbar breakwater with
a 240-foot rock rubble structure set at a
30 degree angle from the breakwater for the
purpose of reducing the amount of wave induced
damages to harbor structures and vessels by
reducing the amount of wave energy entering the
harbor. A secondary objective of the
breakwater extension is to improve the
stability of the sandbar by increasing its
storage capacity on the seaward side. Coupled
with a well designed dredging program, the
city's engineering consultants predict the
revised configuration will also reduce shoaling
in the mooring area. For this construction
phase, the City will dredge 20,300 cubic yards
of sand. The anticipated cost is \$920,000.

STATUTORY AUTHORITY FOR STATE LANDS COMMISSION REVIEW:

Chapter 78, Statutes of 1925, as amended by
Chapter 193, Statutes of 1975, requires that
the trustee file with the State Lands
Commission a detailed description of such
capital improvement on the granted lands
involving an amount in excess of \$250,000.

CALENDAR ITEM NO. 23 (CONT'D)

If the Commission determines and notifies the trustee that such capital improvement is not authorized by the provisions of the Act or is not in the statewide interest, no disbursement for the capital improvements shall be made unless ordered by a court with appropriate jurisdiction.

COMPLIANCE WITH CEQA (1970) AS AMENDED:

The City completed a Negative Declaration that became final on May 20, 1985. A State Lands Commission staff biologist noted that biological impact was insignificant and the overall environmental effect was innocuous. Staff review of the document indicates that it complies with the requirements of the CEQA.

AB 884: N/A.

OTHER PERTINENT INFORMATION:

In October 1984 the City public works director submitted a report on the feasibility and estimated cost of the proposed extension of the harbor sandbar breakwater prepared by its engineering consultants, Moffitt and Nichol. City officials also met with staff concerning their plans for financing prospective improvements to Santa Barbara tidelands trust area with Certificates of Participation, which they felt offered some advantages. Legal review of the City's financing package confirmed that it did not dilute or modify the jurisdiction of the State Lands Commission over lands subject to the terms of the granting statute and that it did not appear to be financially disadvantageous. Any revenues deriving from or expenditures on trust lands will be attributed to the trust lands.

As noted under CEQA status, the city's Negative Declaration became final in May 1985. On June 26 the California Coastal Commission, South Central District, approved the project provided the city met State Lands Commission requirements.

CALENDAR ITEM NO. 23 (CONT'D)

A dredging permit already authorized under PRC 6620 will cover the proposed work zone and yardage.

The City expects to receive a permit from the Corps of Engineers in the near future and no other reviews are necessary.

The public works director has provided a complete breakdown of expenditures and sources of funds spent by the City on previous capital improvements on the marinas approved in March 1981 and at Stearns Wharf in March 1983. It will also provide such reports within 180 days following completion of other construction or repair approved last September. The City annually files a copy of the certified annual audit of the City Tidelands Trust Fund with the Commission.

Staff recommends that the Commission raise no objection to the proposed expenditure for extension of the harbor sandbar breakwater as described. The staff also recommends that the Commission's finding include a requirement that the city file a statement of final project costs and sources of funds with the Commission within 180 days after completion of the work, and a report on its proposed maintenance dredging schedule as well as volume dredged for construction.

EXHIBIT: A. Vicinity Map.

IT IS RECOMMENDED THAT THE COMMISSION:

1. FIND THAT A NEGATIVE DECLARATION WAS PREPARED AND ADOPTED FOR THIS PROJECT BY THE CITY OF SANTA BARBARA, AND THAT THE COMMISSION HAS REVIEWED AND CONSIDERED THE INFORMATION CONTAINED THEREIN.
2. DETERMINE THAT THE PROJECT, AS APPROVED, WILL NOT HAVE A SIGNIFICANT EFFECT ON THE ENVIRONMENT.

CALENDAR ITEM NO. 23 (CONT'D)

3. FIND THAT EXPENDITURES OF \$920,000 FOR EXTENSION OF THE EXISTING HARBOR SANDBAR BREAKWATER WITH A 240-FOOT ROCK RUBBLE STRUCTURE FROM REVENUES FROM THE GRANTED LANDS IS IN ACCORD WITH CHAPTER 78, STATUTES OF 1925, AS AMENDED, SECTION 6 AND 7.5 SUBJECT TO THE CONDITIONS THAT THE PROJECT CONFORM IN ESSENTIAL DETAILS TO BACKGROUND INFORMATION PREVIOUSLY SUBMITTED, AND THAT WITHIN 180 DAYS AFTER COMPLETION, THE CITY SHALL PROVIDE THE FOLLOWING INFORMATION. 1) VOLUME OF DREDGING, 2) PROPOSED MAINTENANCE DREDGING SCHEDULE, AND 3) A STATEMENT OF FINAL PROJECT COSTS AND SOURCES OF FUNDS.

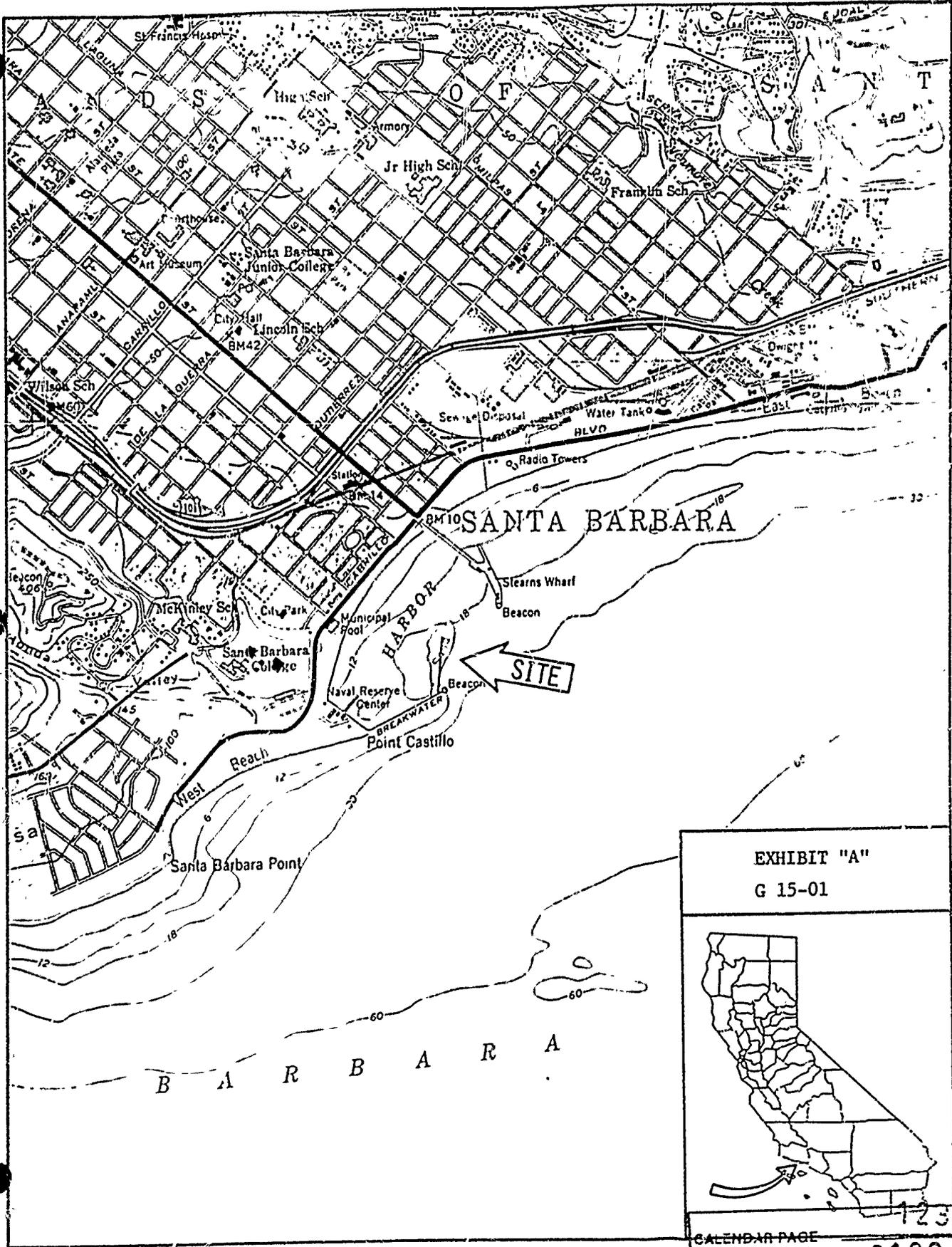


EXHIBIT "A"
G 15-01



CALENDAR PAGE 123
MINUTE PAGE 2199