

**TRPA  
GOVERNING BOARD  
PACKETS**

**JUNE  
1984**

*Greer*

TAHOE REGIONAL PLANNING AGENCY  
NOTICE OF MEETINGS

NOTICE IS HEREBY GIVEN that on June 27, 28, 1984, commencing at 9:30 a.m. each day at the hearing room of the Tahoe Regional Planning Agency located at 2155 South Avenue, South Lake Tahoe, California, the Governing Body of said agency will conduct its regular meeting. The agenda for said meeting is attached to and made a part of this notice.

NOTICE IS FURTHER GIVEN that on June 28, 1984, commencing at 8:30 a.m. in the same location, the Finance Committee of said agency will meet to discuss the Agency's budget and work program.

June 15, 1984

By: *Gary N. Midkiff*  
Gary N. Midkiff  
Acting Executive Director  
Tahoe Regional Planning Agency

NOTE Consideration and action on certain of these agenda items are dependent on the decision from the United States District Court for the Eastern District of California in the State of California/ League to Save Lake Tahoe v TRPA, on Plaintiffs' Motion for Preliminary Injunction.

Items on the agenda without a time designation may not necessarily be considered in the order in which they appear on the agenda.

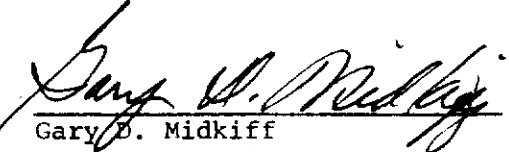
TAHOE REGIONAL PLANNING AGENCY  
ADVISORY PLANNING COMMISSION  
NOTICE OF AMENDED SUBCOMMITTEE MEETING

NOTICE IS HEREBY GIVEN that the location for the July 27, 1984 subcommittee work shop and hearing on the Plan Area Statements of the Advisory Planning Commission is hereby changed from the Douglas County Courthouse, 175 U.S. Highway 50, Zephyr Cove, Nevada to the Douglas County Library, on Warrior Way, Zephyr Cove, Nevada at 9:30 a.m.

THE PUBLIC IS INVITED to attend said subcommittee work shop and hearing on the Douglas County Plan Area Statements. For further information, please contact the Tahoe Regional Planning Agency at (916) 541-0246, P.O. Box 8896, South Lake Tahoe, California 95731.

Date: June 18, 1984

By:

  
Gary D. Midkiff  
Acting Executive Director  
Tahoe Regional Planning Agency

TAHOE REGIONAL PLANNING AGENCY  
GOVERNING BODY

TRPA Office, 2155 South Avenue  
South Lake Tahoe, California

June 27, 1984 9:30 a.m.

June 28, 1984 9:30 a.m.

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NOTE: There will be a meeting of the Finance Committee on June 28 at 8:30 a.m. in the TRPA office. The purpose of said meeting is to discuss the Agency's budget and work program.

PRELIMINARY AGENDA

- I CALL TO ORDER AND DETERMINATION OF QUORUM
- II APPROVAL OF AGENDA
- III DISPOSITION OF MINUTES
- IV CONSENT CALENDAR
- V SPECIAL REPORT BY LEGAL COUNSEL
  - A. Status of Current Litigation
  - B. Determination on Conflict of Interest in Regard to Hellman, et al, Motion to Intervene in State of California/League to Save Lake Tahoe v TRPA
- VI PLANNING MATTERS
  - A. Status of Ordinances and Plan Area Statements
  - B. Special Determination on the Status Under the Regional Plan Allocation Program of Pre-1980 Approvals Which Do Not Have Building Permits
- VII ENFORCEMENT
  - A. Show Cause Hearings
    - 1. City of South Lake Tahoe, Unauthorized Expansion of Service at the South Tahoe Airport
    - 2. City of South Lake Tahoe, Construction of the South Street Extension Without a TRPA Permit, TRPA File #83166
    - 3. Margetich, Forrester and Kassis Trust/Tahoe Keys Convenience Shopping Center, Construction Without a TRPA Permit, El Dorado County APN 22-210-30, TRPA File #82580
  - B. Reports
- VIII SPECIAL DETERMINATIONS
  - A. Hunton/Anderson vs. TRPA, Determination of Acceptance of Proposed Litigation Settlement, Douglas County APN 07-263-14

- B. Lake Tahoe Cruises, Request for Permit Modifications for Temporary Increase in Service Operations, City of South Lake Tahoe, TRPA File #82351
- C. William F. Morris, Special Determination of Vested Right, Single Family Dwelling, 139 Mayhew, Washoe County APN 122-362-25, TRPA File #79176
- D. Gerald Martin, Consideration of Technical Adequacy of Request for Man-Modification Status of Industrial Tract, Stream Environment Zone, City of South Lake Tahoe, TRPA File #83022
- E. Henry Martin, Request for Modification of a Condition of Approval, Douglas County APN 07-332-05, TRPA File #81832
- F. Tahoe Mariner/Valley Bank, Request for Amendments to Settlement Agreement, Washoe County

IX PUBLIC HEARING

- A. To Consider Technical Adequacy of Redelineations of Land Capability 9:30 a.m. - Thursday, June 28
  - 1. Portions of Incline Village Units 1, 1B, 2, and 4 and Ponderosa Units 2 and 5, Washoe County
  - 2. Portions of Tahoe Marina Estates and Tahoe Estates, Tahoe Vista, Placer County
  - 3. Vicinity of Beverly Drive, Clayton Way and Arch Way Off of Old County Road, Placer County
  - 4. Alpine Way Near Snowflake Lane, Tahoe Tavern Heights, Placer County
  - 5. Vicinity of Club and John Cain Drives, Talmont Area, Placer County
  - 6. Vicinity of Williams Lane, King George Drive, Rubicon Drive and Forest View Drive, Rubicon, El Dorado County
  - 7. Vicinity of Mohican Drive, Chippewa Street and Pawnee Drive, Tahoe Paradise #9, El Dorado County
  - 8. Vicinity of Skyline and Crystal Air Drives, Tahoe Paradise #48, El Dorado County
  - 9. Vicinity of Grizzly Mountain Drive and Mount Rainier Drive, El Dorado County
- B. To Consider Amendments to Ordinance 84-1 Adopting and Implementing the Regional Plan
  - 1. Treatment of Pending Commercial Projects Under the Adopting Ordinance
  - 2. Treatment of Activities Covered by Existing Memoranda of Understanding With Other Public Agencies

- X RESOLUTIONS
  - A. Resolution Concerning Pending Commercial Projects
  - B. Exemption for Payment of Project Filing Fees
- XI REPORTS
  - A. Finance Committee Report
  - B. Acting Executive Director Report
  - C. Executive Session
  - D. Legal Counsel Report
  - E. Governing Body Members
  - F. Public Interest Comments
- XII CORRESPONDENCE
- XIII PENDING MATTERS
- XIV ADJOURNMENT

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 CONSENT CALENDAR

<u>Item</u>	<u>Recommended Action</u>
City of South Lake Tahoe, Erosion Control Project, El Dorado Beach, TRPA File #84261	Approval With Findings
Carrillo, Request for Finding of Vested Right, Single Family Dwelling, Douglas County APN 07-180-13-6, TRPA File #84150	Approval With Findings
Rose Freitas, Request for Finding of Vested Right, Foundation for a Single Family Dwelling, El Dorado County APN 29-371-18, TRPA File #84263	Approval With Findings
North Tahoe Public Utility District, Erosion Control Project, Corporation Yard at the End of National Avenue, Placer County, TRPA File #84264	Approval With Findings
Round Hill Shopping Center, Condominium Conversion, Douglas County, TRPA File #84118	Approval With Findings
U.S. Forest Service/William R. Hoop, Clearinghouse Review, Donation of a 1 Acre Environmentally Sensitive Parcel, Douglas County APN 03-260-05	Support

Four of the members of the governing body from each State constitute a quorum for the transaction of the business of the agency. The voting procedures shall be as follows:

(1) For adopting, amending or repealing environmental threshold carrying capacities, the regional plan, and ordinances, rules and regulations, and for granting variances from the ordinances, rules and regulations, the vote of at least four of the members of each State agreeing with the vote of at least four members of the other State shall be required to take action. If there is no vote of at least four of the members from one State agreeing with the vote of at least four of the members of the other State on the actions specified in this paragraph, an action of rejection shall be deemed to have been taken.

(2) For approving a project, the affirmative vote of at least five members from the State in which the project is located and the affirmative vote of at least nine members of the governing body are required. If at least five members of the governing body from the State in which the project is located and at least nine members of the entire governing body do not vote in favor of the project, upon a motion for approval, an action of rejection shall be deemed to have been taken. A decision by the agency to approve a project shall be supported by a statement of findings, adopted by the agency, which indicates that the project complies with the regional plan and with applicable ordinances, rules and regulations of the agency.

(3) For routine business and for directing the agency's staff on litigation and enforcement actions, at least eight members of the governing body must agree to take action. If at least eight votes in favor of such action are not cast, an action of rejection shall be deemed to have been taken.

# TAHOE REGIONAL PLANNING AGENCY

P.O. Box 8896  
South Lake Tahoe, California 95731

2155 South Avenue

(916) 541-0246

## MEMORANDUM

June 18, 1984

To: The TRPA Governing Board

From: The Staff

Subject: Items To Be Withdrawn From the Agenda

As noted on the cover page of the June 27, 28, 1984 Governing Body agenda, there was a possibility that certain items placed on the agenda would have to be removed pursuant to the decision by the United States District Court in the Attorney General/League to Save Lake Tahoe suit. As a result of the decision handed down on Friday, June 15, the following agenda items are to be removed from this agenda:

### IV CONSENT CALENDAR

Carrillo, Request for Finding of Vested Right, Douglas County,  
TRPA File #84150

Rose Freitas, Request for Finding of Vested Right, El Dorado  
County, TRPA File #84263

### VIII SPECIAL DETERMINATIONS

- A. Hunton/Anderson vs. TRPA, Determination of Acceptance of Proposed Litigation Settlement, Douglas County APN 07-163-14
- C. William F. Morris, Special Determination of Vested Right, Single Family Dwelling, 139 Mayhew, Washoe County APN 122-362-25, TRPA File #79176

jf  
6/19/84

AGENDA ITEM II



TAHOE REGIONAL PLANNING AGENCY  
STAFF SUMMARY

City of South Lake Tahoe, Erosion Control Project, El Dorado Beach, TRPA File #84261

Applicant: City of South Lake Tahoe

Project Description: The City proposes to construct 90 feet of timber retaining wall to tie-in with existing retaining walls on either side of the slope area. Approximately 260 feet of granite boulder riprap is to be installed along the shoreline at the toe of the slope. The boulder riprap will grade to smaller boulders upslope from the toe and be backfilled with smaller cobble and gravel with a filter cloth lining. The disturbed areas not stabilized by rock riprap or retaining wall will be seeded with grasses and mulched. A foot path is proposed utilizing staked railroad ties stepped downslope to direct foot traffic away from revegetated areas. Construction would be scheduled for late summer and early fall during low lake levels to facilitate use of the beach for equipment access.

Project Location: The proposed project is located adjacent to Lake Tahoe Blvd. (U. S. Highway 50) at the end of Rufus Allen Blvd on an area known as El Dorado Beach in the City of South Lake Tahoe, California.

Site Description: El Dorado Beach has sustained accelerated erosion of the steeply sloped bank due to wave action and the destruction of native vegetation. The site is directly across the street from the El Dorado campground and is heavily utilized by visitors to Lake Tahoe. The area also affords one of the only vistas of Lake Tahoe from U. S. Highway 50 in the City of South Lake Tahoe. The erosion from the site is directly discharged into Lake Tahoe and results in decrease water quality due to sedimentation and nutrient loading.

Review Per Section: Article VI(b) of the Compact  
Lake Tahoe Water Quality Management Plan  
Stipulation Amending Temporary Restraining  
Order - U. S. District Court, California

Land Use and Land Capability: The area is in land capability class 7.

Environmental Impact Analysis and Mitigation: The proposed project would have positive environmental impacts due to reduced sediment loading and improved nutrient uptake. The proposed action is consistent with the existing landscape and would not alter the visual characteristics of the area. Construction BMP will be implemented to mitigate any short term impacts associated with excavation and revegetation.

Environmental Documents: The City of South Lake Tahoe has filed a Notice of Exemption from CEQA under the provisions of Section 15304 of the Guidelines thereto. The Agency staff concurs with such a determination and has found the proposed project would have no significant environmental impact.

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CONSENT CALENDAR ITEM

Consistency With Amended Regional Plan: Agency staff has determined, based on the information contained in the subject application, that the findings required under Section 3.00 of TRPA Ordinance 84-1 can be made with respect to the subject project. The findings required under this section are as follows:

- (1) The project is consistent and complies with the CTRPA and Agency ordinances, maps, rules, regulations and policies in effect on August 25, 1983 where said ordinances, maps, rules, regulations and policies are not inconsistent or in conflict with the amendments to the regional plan adopted by this ordinance. In the event said ordinances, maps, rules, regulations or policies are inconsistent or in conflict with said amendments to the regional plan, the project is consistent and complies with said amendments to the regional plan.
- (2) The project has been processed in accordance with the Agency's Rules and Regulations of Practice and Procedure.
- (4) With respect to projects for which an environmental impact statement has not been prepared, the project, including compliance with the conditions of approval, will not have an adverse significant, individual or cumulative impact on the environment.
- (5) The establishment, maintenance and operation of the project will not be detrimental to the health, safety, peace, comfort or general welfare of the Lake Tahoe Region.
- (6) The project, including compliance with the conditions of approval, is consistent with, and thus will not adversely affect implementation of the regional plan, as amended hereby, including but not limited to the Land Use, Transportation, Conservation, Recreation, Public Services and Facilities and Implementation Elements of said plan.
- (7) The project is consistent with the goals and policies of the Water Quality Element of the regional plan, as amended hereby, and therefore will not cause the adopted environmental threshold carrying capacities for water quality to be exceeded.
- (8) The project is consistent with the goals and policies of the Transportation and Air Quality Elements of the regional plan, as amended hereby, and therefore will not cause the adopted environmental threshold carrying capacities for air quality to be exceeded.
- (9) The project is consistent with the goals and policies of the Conservation Element of the regional plan, as amended hereby, and therefore will not cause the adopted environmental threshold carrying capacities for vegetation, wildlife, fisheries, soils and scenic quality to be exceeded.

- (10) The project is consistent with the goals and policies of the Recreation Element of the regional plan, as amended hereby, and therefore will not cause the adopted environmental threshold carrying capacities for recreation development to be exceeded.
- (11) The project is consistent with the goals and policies of the Public Services and Facilities Element of the regional plan, as amended hereby.
- (12) The project is consistent with the goals and policies of the Implementation Element of the regional plan, as amended hereby.
- (15) There is substantial evidence in the record supporting the foregoing findings.

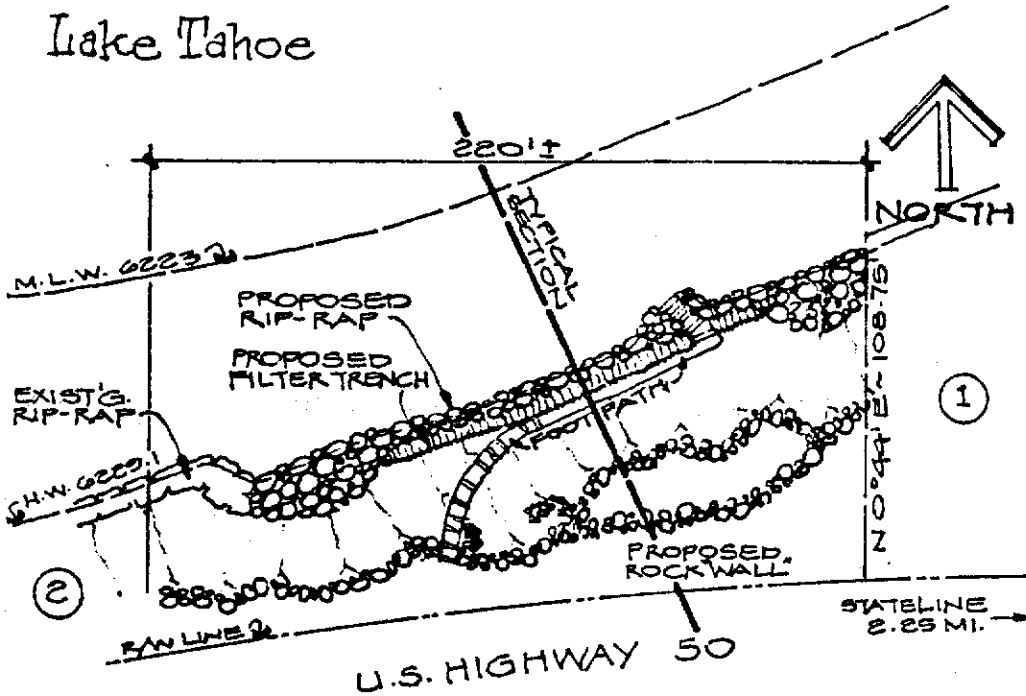
In addition, Agency staff has determined that, as required under Section 4.31 of TRPA Ordinance 84-1, the subject project: 1) is consistent with the Phase I Priorities set forth in the Implementation Element of the Regional Plan for the Lake Tahoe Basin, Part I, Goals and Policies, February 1984; 2) will not result in density in excess of one single family house per lot or parcel of record prior to the effective date of this ordinance; and 3) is not inconsistent with the applicable Plan Area Statement or Plan Area Overlay Map.

Required Actions and Findings: Agency staff recommends that to approve the project the Governing Board take the following actions:

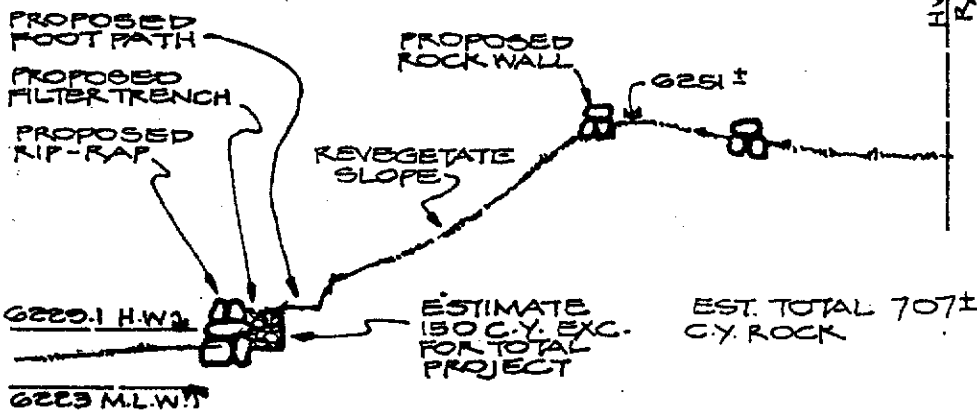
- I A motion to find that the project will not result in any significant adverse environmental impacts.
- II A motion to make the following findings with respect to the project and to, therefore, approve the project subject to the following conditions:
  - A. Findings
    1. The findings identified in this staff summary as being required under Sections 3.00 and 4.31 of TRPA Ordinance 84-1.
    2. The activities proposed constitute an erosion control project by a public agency and are therefore exempt from the restraints set forth in the Temporary Restraining Order (TRO) issued to the Agency on May 1, 1984 by the United States District Court, Eastern District of California under Section A.5 of the Stipulation amending said TRO.
  - B. Conditions of Approval
    1. Standard conditions of approval listed on TRPA Attachment D.

2. A special condition that the City of South Lake Tahoe must obtain the necessary approvals or permits from the California Fish and Game and U. S. Army Corps of Engineers before this approval becomes affective.

# Lake Tahoe



## SHORELINE PROTECTION PLAN



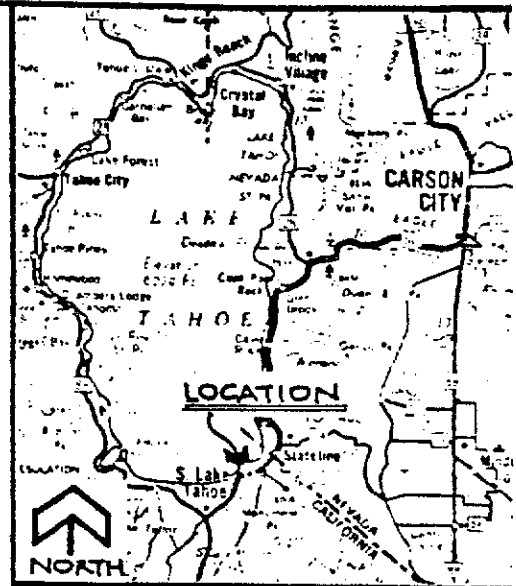
## TYPICAL SECTION



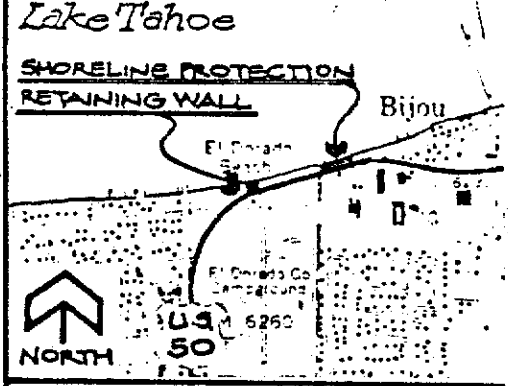
DATUM: U.S.G.S. 1929

### ADJOINING PROPERTY OWNERS

- ① ALTA MIRA LTD. CO. LAKE TAHOE, CA.
- ② CITY OF SOUTH LAKE TAHOE



VICINITY MAP 1" = 1 MILE



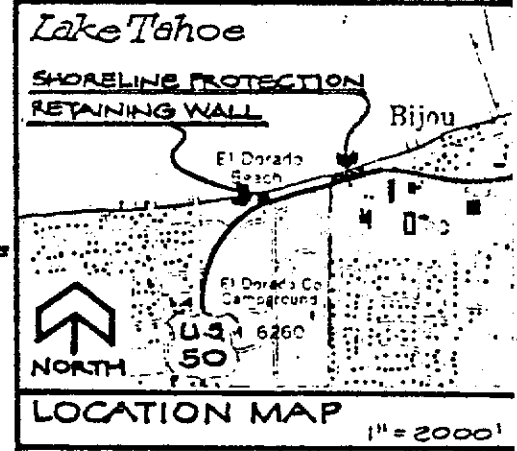
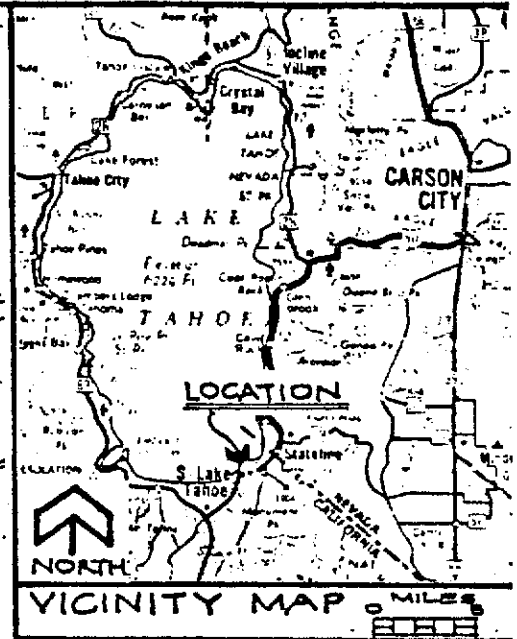
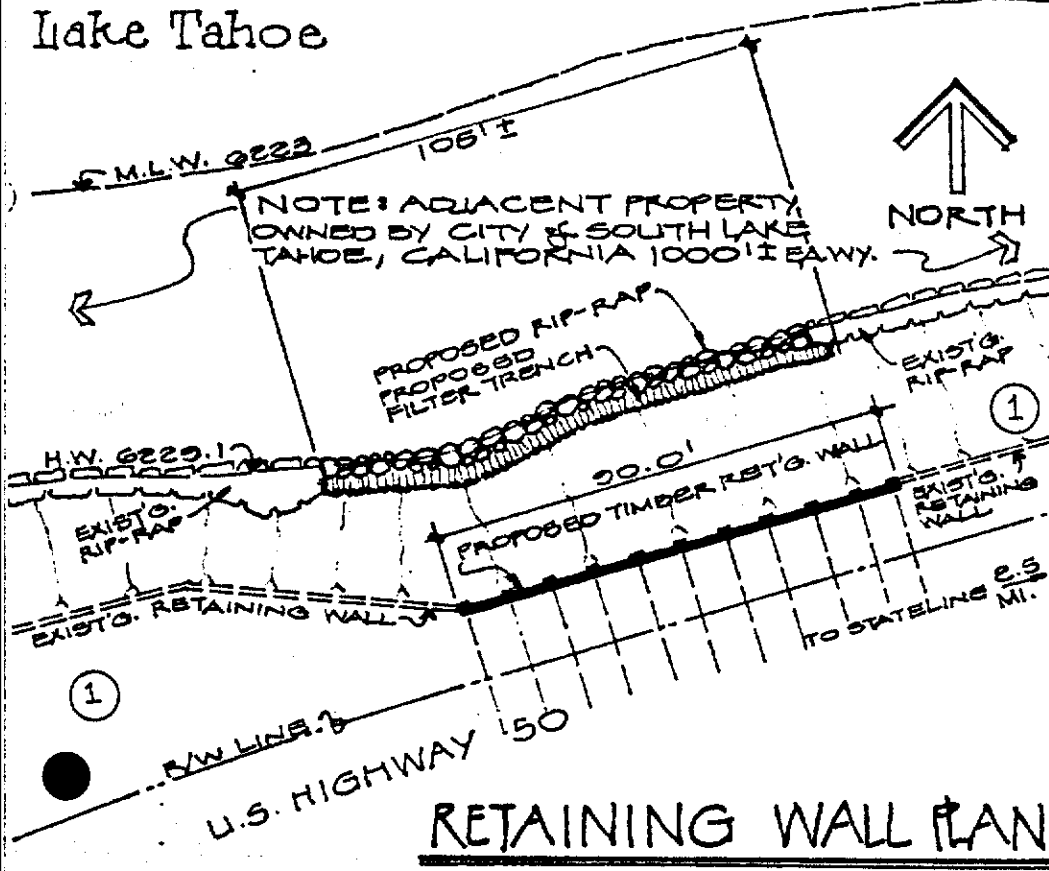
LOCATION MAP 1" = 2000'

## PROPOSED EROSION CONTROL LAKE TAHOE

LOCATION: A PORTION OF THE WEST 1/2 OF SECTION 33, TOWNSHIP 13 NORTH, RANGE 18 EAST, M.D.M. IN THE CITY OF SOUTH LAKE TAHOE, EL DORADO CO., CALIFORNIA

APPLICATION BY:

# Lake Tahoe

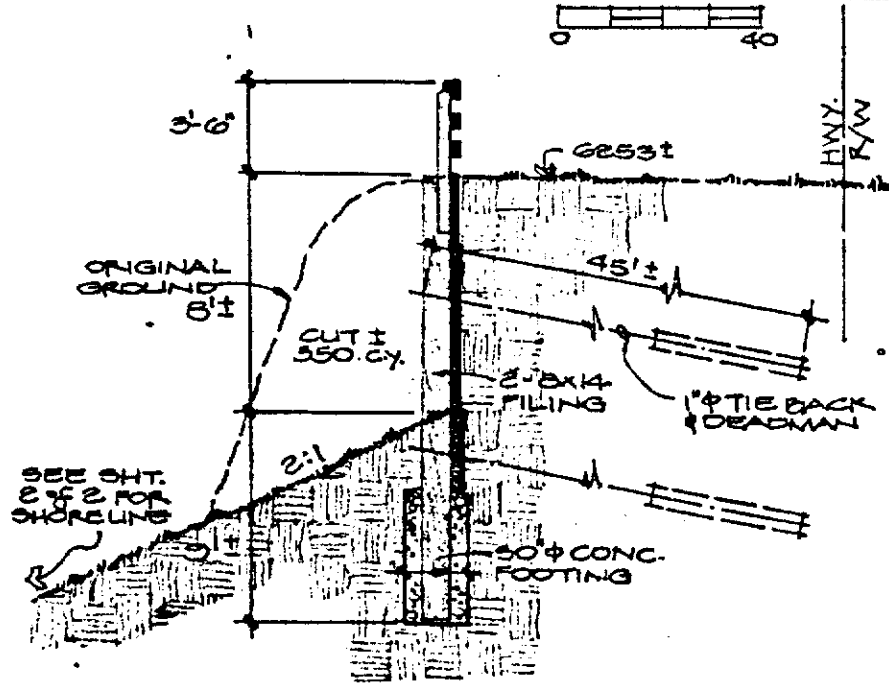


**PROPOSED EROSION CONTROL LAKE TAHOE**

LOCATION: A PORTION OF THE WEST 1/2 OF SECTION 33, TOWNSHIP 13 NORTH, RANGE 18 EAST, M.D.M. IN THE CITY OF SOUTH LAKE TAHOE, EL DORADO CO., CALIFORNIA

APPLICATION BY:

SHEET 1 of 2 DATE: 5-16-84



DATUM: U.S.G.S. 1929

ADJOINING PROPERTY OWNERS

1) CITY OF SOUTH LAKE TAHOE

TAHOE REGIONAL PLANNING AGENCY  
STAFF SUMMARY

North Tahoe Public Utility District,  
Erosion Control Project, Corporation Yard  
at the End of National Avenue, Placer County  
TRPA File #84264

Applicant: North Tahoe Public Utility District (NTPUD)

Project Location: NTPUD Corporation yard at the north end of National Avenue, Tahoe Vista. The total project site consists of five parcels totaling approximately 115 acres. The following table shows the legal owners and size of each parcel.

<u>Parcel No.</u>	<u>Size (Acres)</u>	<u>Owner</u>
112-050-08	1.1	Donner Propane Co. (Cal Gas)
112-010-07	107.3	NTPUD
112-050-06	2.0	NTPUD
112-050-07	.95	Placer Co.
112-050-09	4.6	Sierra Pacific Power

Site Description: The project site currently contains the NTPUD Regional Park, including two tennis courts, two baseball fields and associated improvements; the NTPUD corporation yard, including maintenance shops and administration buildings; Cal Gas storage tanks; the Clarion School; and the Sierra Pacific Power Company operations center. The site contains approximately 6.9 acres of hard surface land coverage consisting of approximately 50,000 square feet of building coverage and 250,000 square feet of paving. In addition, there are areas on the site that have been disturbed to the extent to be recognized as soft coverage.

The existing drainage improvements are inadequate and there are several areas that are unstable and eroding. The site has been identified as an erosion and drainage problem area in the Lake Tahoe Water Quality Management Plan.

Project Description: The project proposes the construction of substantial erosion control facilities, including storm drain improvements and revegetation. The project is being undertaken by NTPUD at an estimated cost of \$289,000. As part of the project, the total hard surface coverage is being increased from 300,000 square feet to 305,000 square feet. The areas being converted are areas currently recognized as soft coverage. The improvements proposed are consistent with the 208 Water Quality Plan Handbook of Best Management Practices.

Review Per Section: Article VI(B) of the Tahoe Regional Planning Compact  
Lake Tahoe Water Quality Management Plan  
Stipulation Amending Temporary Restraining Order -  
U.S. District Court, California

GG:jf  
6/19/84

CONSENT CALENDAR ITEM