

California Tahoe Conservancy

NOTICE OF INTENT

Release of an Initial Study and Proposed Negative Declaration/Initial Environmental Checklist and Finding of No Significant Effect for the Tahoe Keys Property Owners Association Corporation Yard Relocation Project

The California Tahoe Conservancy (Conservancy) has released for public review the joint California Environmental Quality Act (CEQA) and Tahoe Regional Planning Agency (TRPA) Initial Study and Proposed Negative Declaration (IS/ND) and Initial Environmental Checklist and Finding of No Significant Effect (IEC/FONSE) for the Tahoe Keys Property Owners Association (TKPOA) Corporation Yard Relocation Project (project). The project involves the relocation and reconstruction of the TKPOA corporation yard from a 2.21-acre site within the Upper Truckee Marsh (Assessor's Parcel Number [APN] 022-210-37) to a 0.99-acre parcel (APN 022-210-41) adjacent to the Tahoe Keys Marina on Venice Drive in the City of South Lake Tahoe. With the project, the Conservancy would transfer ownership of the 0.99-acre parcel to TKPOA and would terminate the current 99-year lease with TKPOA for operation of the existing corporation yard on the 2.21-acre site within the marsh, which would make the existing corporation yard available for future demolition, site preparation, and ecosystem restoration as part of the Upper Truckee River and Marsh Restoration Project. A new short-term lease would be established between the Conservancy and the TKPOA on the existing corporation yard site until April 30, 2023. There would be no new environmental impacts associated with the establishment of a short-term lease for continuation of existing operations. The proposed corporation yard site plan includes a 4,853-square-foot building and an 8,100-square-foot concrete pad on the south side of the project site, which would be used to dry aquatic invasive species from the Tahoe Keys before off-hauling for disposal. The building would house the TKPOA water company, landscaping, and maintenance departments, and would include an office, restrooms, locker/break room, the water company offices, a woodshop, landscaping storage area, and another general storage area.

Project Location: The project site is the Conservancy-owned parcel where the proposed corporation yard would be constructed. It is located in the Tahoe Keys area of the City of South Lake Tahoe adjacent to the Tahoe Keys Marina on Venice Drive. It is bordered by Venice Drive to the south and east and the Tahoe Keys Marina to the north and west. The Upper Truckee Marsh is located farther to the east, beyond Venice Drive.

Environmental Effects: The Conservancy has prepared an IS/ND pursuant to the CEQA Guidelines Sections 15063 and 15071. The Conservancy has studied the effects the proposed project may have on the environment. Based on the IS, the project would not result in significant environmental impacts. Therefore, an IS/ND is proposed for compliance with the requirements of CEQA. An IEC/FONSE is proposed for compliance with TRPA regulations.

Where You Come In: As lead agency under CEQA, the Conservancy is releasing the IS/ND and IEC/FONSE for public review and comments. The document is available for a 30-day public review period from June 12, 2018 to July 13, 2018.

Where to Review the Environmental Document and Provide Comments: Comments regarding the IS/ND and IEC/FONSE may be submitted in writing via U.S. mail or email any time during the public review period. Written comments regarding the scope and content of information in the IS/ND and IEC/FONSE or any questions regarding the document should be submitted no later than July 13, 2018. Comments may be sent to:

Scott Carroll
California Tahoe Conservancy
1061 Third Street
South Lake Tahoe, CA 96150
Email: Scott.Carroll@tahoe.ca.gov
Phone: (530) 543-6062

Copies of the IS/ND and IEC/FONSE, and the documents referenced in the IS/ND and IEC/FONSE, are available for public review during regular business hours at the addresses listed below:

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| California Tahoe Conservancy 1061 Third Street South Lake Tahoe, CA 96150 | South Lake Tahoe Library 1000 Rufus Allen Boulevard South Lake Tahoe, CA 96150 | Tahoe Regional Planning Agency 128 Market Street Stateline, NV 89449 |
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Digital copies of the IS/ND and IEC/FONSE are available online at: <http://www.tahoe.ca.gov>.

Public Hearing: A public hearing on the proposed project, where adoption of the proposed Negative Declaration and project approval will be considered, is scheduled during the Conservancy board meeting that will take place on August 8, 2018 following a morning tour of the project location. Although no board action will be taken during the tour, members of the public are welcome to attend the tour provided they arrange their own transportation. The tour will begin at 9:30 a.m., departing from the Conservancy offices located at 1061 Third Street, South Lake Tahoe, California 96150.

Following the tour, the Conservancy Board will consider the proposed project and receive public comment at the public hearing location located at the Lahontan Regional Water Quality Control Board – Annex Hearing Room, 971 Silver Dollar Avenue, South Lake Tahoe, CA 96150.