

*Before the Board of Supervisors
County of Monterey, State of California*

Resolution No. 23-244

Approving a Concession Agreement with the)
Friends of Laguna Seca for the operation and)
maintenance of the Laguna Seca Recreation)
Area)

WHEREAS, a motor car racecourse was first developed on the former Fort Ord in the area now commonly known as the Laguna Seca Recreation Area (“LSRA”) in 1957; and,

WHEREAS, the racecourse was managed by the Sports Car Racing Association of the Monterey Peninsula (“SCRAMP”) pursuant to a lease with the United States of America; and,

WHEREAS, the County of Monterey (“County”) acquired LSRA from the United States of America in 1974 pursuant to a quitclaim deed that has been amended twice (“Army Dee”); and,

WHEREAS, beginning in 1974, SCRAMP managed LSRA pursuant to a concession agreement with the County, which was amended and extended from time-to-time; and,

WHEREAS, the racecourse, now known as WeatherTech® Raceway Laguna Seca, is a world-renowned course hosting over the years many significant motor car and motorcycle racing events, a major bicycling event, and offering daily track rentals whereby members of the public can experience driving on the course; and,

WHEREAS, LSRA has been improved over time to include campgrounds, a rifle range, and other amenities for public park and recreational purposes; and,

WHEREAS, with the closure of the former Fort Ord, the public has extensive access to the new Fort Ord National Monument from LSRA, enhancing LSRA’s recreational utility; and,

WHEREAS, in 1983, the County Planning Commission approved Use Permit No. 2991 (“Use Permit”) governing the operation and general development of LSRA; and,

WHEREAS, beginning in 2014, SCRAMP managed LSRA on a month-to-month basis as a holdover concessionaire; and,

WHEREAS, beginning in 2017, SCRAMP managed LSRA pursuant to a management agreement that was to expire on December 31, 2019; and,

WHEREAS, commencing in January of 2020 LSRA has been managed by A&D Narigi Consulting, LLC pursuant to a management agreement; and,

WHEREAS, throughout its history, LSRA has been operated and managed consistent with the Army Deed, Use Permit, and historical practice; and,

WHEREAS, LSRA has, in recent years, suffered from deferred maintenance needs requiring significant expense; and,

WHEREAS, a County partnership with a private not-for-profit entity is necessary and appropriate to bring the necessary capital to undertake the deferred maintenance and provide other improvements to enhance the public park and recreational use of LSRA; and,

WHEREAS, FLS and the County have negotiated and prepared a proposed concession agreement; and,

WHEREAS, the proposed agreement complies with the requirements of the Secretary of the Interior for concession agreements on former land of the United States of America; and,

WHEREAS, the operational date of the proposed agreement is subject to several conditions precedent, including the prior approval of the Secretary of the Interior through the National Park Service, Federal Lands to Parks Program (“NPR – FLPP”); and,

WHEREAS, LSRA shall continue to be managed and operated consistent with the Army Deed, the Use Permit and historical practice, unless and until an amended Use Permit is proposed and appropriate environmental review is performed; and,

WHEREAS, the California Environmental Quality Act provides an exemption for existing facilities and normal operations of public gathering facilities where the operations are of existing facilities for which the facilities were designed, there is a past history of the facilities being used for the same or similar purposes within at least the past three years, and where there is a reasonable expectation that the future occurrence of the activity will not represent a change in the operation of the facility;

NOW, THEREFORE, BE IT RESOLVED that the Board of Supervisors in and for the County of Monterey as follows:

1. The above recitals are true and correct.
2. Approval of the proposed concession agreement is exempt from environmental review under the California Environmental Quality Act pursuant to the Existing Facilities and Normal Operations of Facilities for Public Gatherings exemptions set forth in California Code of Regulations sections 15301 and 15323, respectively.
3. The Chair of the Board of Supervisors is authorized and directed to execute for and on behalf of the County of Monterey the proposed concession agreement, attached hereto as Exhibit A.
4. Staff is further directed to prepare and file the appropriate Notice of Exemption as soon as possible.

5. Staff is further directed to return to the Board at the soonest possible time with any changes to the agreement as may be directed or requested by NPR – FLPP.
6. The CAO and County Counsel are authorized and directed to take such other or further action as may be necessary to implement the intent and purposes of this resolution.

PASSED AND ADOPTED on this 18th day of July 2023, by roll call vote:

AYES: Supervisors Alejo, Church, Lopez, Askew, and Adams

NOES: None

ABSENT: None

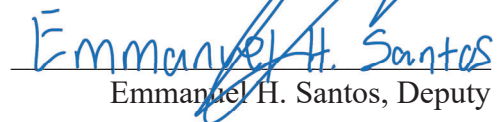
I, Valerie Ralph, Clerk of the Board of Supervisors of the County of Monterey, State of California, hereby certify that the foregoing is a true copy of an original order of said Board of Supervisors duly made and entered in the minutes thereof of Minute Book 82 for the meeting on July 18, 2023.

Dated: July 20, 2023

File ID: RES 23-128

Agenda Item No. 7.1

Valerie Ralph, Clerk of the Board of Supervisors
County of Monterey, State of California


Emmanuel H. Santos, Deputy