

A meeting of the State Lands Commission was held in Room 180, Business and Professions Building, Sacramento, on December 21, 1949, at 10:00 A.M.

Present: Honorable James S. Dean, Chairman  
Honorable Thomas H. Kuchel, Member  
Honorable Goodwin J. Knight, Member

1. Upon motion duly made and unanimously carried, the minutes of the meeting of November 21, 1949, were approved and confirmed as submitted.
2. Upon motion duly made and unanimously carried a resolution was adopted to the effect that the next meeting of the Commission would be held in Los Angeles during the week of January 23rd at a date and time to be decided in the interim.
3. (Division of Highways - Request for bridge easement over San Joaquin River adjacent to Sherman Island, Sacramento County - W.O. 613 - P.R.C. 463) The Commission was informed that the Division of Highways has requested a right-of-way easement for a bridge over San Joaquin River adjacent to Sherman Island, extending into Contra Costa County in Sections 15 and 16, T. 2 N., R. 2 E., M.D.M. This bridge, known as the Antioch Bridge, formerly a toll bridge has been in place for many years.

Upon motion duly made and unanimously carried, a resolution was adopted authorizing the Executive Officer to approve a right-of-way easement to the Division of Highways for the Antioch Bridge over San Joaquin River in Sections 15 and 16, T. 2 N., R. 2 E., M.D.M., Sacramento and Contra Costa Counties, pursuant to Section 101.5 and Section 6210.3 (1st) of the Streets and Highways and Public Resources Codes, respectively.

4. (Division of Highways, Request for approval of right-of-way easement across Sacramento River - "M" Street Bridge, Sacramento to Washington - P.R.C. 442) The Commission was informed that on June 20, 1939, the then Executive Officer approved the Division of Highway bridge right-of-way across Sacramento River occupied by the "M" Street Bridge 180 feet in width and extending between the lines of low water at either side of the river. On September 15, 1949, the Commission approved the action of the Executive Officer. The Division of Highways has now requested that this easement be extended to run from the lines of mean high water at each side of the river.

Upon motion duly made and unanimously carried, a resolution was adopted authorizing the Executive Officer to approve the extended right-of-way easement of the Division of Highways across Sacramento River between the lines of mean high water at each side of said river, Sacramento and Yolo Counties, now occupied by the "M" Street Bridge, Sacramento, classed as Road III-Yol-Sac-6-C-Sac., pursuant to the provisions of Section 101.5 of the Streets and Highways Code.

5. (Union Lumber Company - Request for right-of-way easement across Noyo River, Mendocino County, for water pipeline - W.O. 607 - P.R.C. 477) The Commission was informed that the Union Lumber Company of Fort Bragg has requested a right-of-way easement 30 feet in width and 227 feet in length across Noyo River for the relocation of a water pipe line to be placed below the bed of the river.

Upon motion duly made and unanimously carried, a resolution was adopted authorizing the Executive Officer to issue to Union Lumber Company of Fort Bragg a right-of-way easement 30 feet in width and 227 feet in length between the lines of mean high tide on either side of Noyo River, Mendocino County, for a period of fifteen years

*Rebanded per Item 14,  
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at an annual rental of \$44.54 with right of renewal for an additional period of ten years, for the installation, maintenance and use of a water pipe line.

6. (Sale of Vacant Federal Land, Obtained through Use of Base, Scrip Application No. 4709, Sacramento Land District, Inyo County - Howard W. Dougherty - Sac. W.O. 194) The Commission was informed that an offer has been received from Mr. Dougherty of Los Angeles, California, to purchase the NW $\frac{1}{4}$  of NW $\frac{1}{4}$  of Section 33, T. 24 S., R. 43 E., M.D.M., containing 40 acres in Inyo County. This land may be obtained by the State from the Federal Government through use of base. Mr. Dougherty has made an offer of \$200.00 or \$5.00 per acre.

The Assessor of Inyo County has assessed contiguous lands at \$8.25 per acre, thus indicating an appraised value of those lands of \$16.50 per acre. However, in view of the extensive land holdings of the City of Los Angeles in that part of Inyo County, assessments are not an accurate measure of value. The land applied for is practically flat, alkaline and barren of vegetation save a small amount of sage brush. The soil is sandy and salty and while there was no indication of water, water might be obtained at a depth of a few inches to a few feet, but the water is too brackish for irrigation or watering live stock and is not potable. It is strictly desert land and its only value is for use as a stock pile site for Searles Lake salts accumulated during the summer and which cannot be mined or hauled in the winter. The land is on a Highway, lying about two miles north of Trona. An appraisal by the Commission's staff indicates that the offer as made is adequate.

Upon motion duly made and unanimously carried, a resolution was adopted authorizing the Commission to file for this land with the Federal Government, and upon the approval of the selection, the sale of the NW $\frac{1}{4}$  of NW $\frac{1}{4}$  of Section 33, T. 24 S., R. 43 E., M.D.M., to Mr. Howard W. Dougherty at a cash price of \$200.00, subject to all statutory reservations including minerals.

7. (Sale of Vacant Federal Land, Obtained through Use of Base, Scrip Application No. 4713, Sacramento Land District, Napa County - Faye F. Hoehn - Sac. W.O. 198) The Commission was informed that an offer has been received from Mrs. Hoehn of Sanitarium, Napa County, California, to purchase the NE $\frac{1}{4}$  of NW $\frac{1}{4}$  of Section 18, T. 8 N., R. 5 W., M.D.M., containing 40 acres in Napa County. This land may be obtained by the State from the Federal Government through use of base. Mrs. Hoehn has made an offer of \$400.00 or \$10.00 per acre.

The Assessor of Napa County has assessed adjacent lands on the north at \$3.75 and on the east at \$7.50 per acre and land on the west and south at \$10.00 to \$11.00 per acre, thus indicating an appraised value of the land applied for of from \$7.50 to \$22.00 per acre. However the land on the west and south is accessible by a road, while the subject land is a quarter of a mile, approximately, from the road. The land is rocky hilltop at an elevation of from 1100 to 1600 feet; is covered with dense brush, greasewood, manzanita, and chaparral. The soil is very thin. The land has no grazing or agricultural value, its only value being for a homesite on a small portion not exceeding 5 acres, which can be leveled. There is no water on the land; no timber; no indication of mining assessment work. An appraisal by the Commission's staff indicates that the offer as made for the subject land is adequate.

Upon motion duly made and unanimously carried, a resolution was adopted authorizing the Commission to file for this land with the Federal Government, and upon the approval of the selection, the sale of the NE $\frac{1}{4}$  of NW $\frac{1}{4}$  of Section 18, T. 8 N., R. 5 W., M.D.M., to Mrs. Faye F. Hoehn at a cash price of \$400.00, subject to all statutory reservations, including minerals.