

MINUTE ITEM

13. APPLICATION FOR RENEWAL OF LEASE P.R.C. 245.1; TIDE AND SUBMERGED LANDS OF NEW YORK SLOUGH, CONTRA COSTA COUNTY; H. K. PORTER COMPANY, INC., THERMOID DIVISION - W.O. 4082.

After consideration of Calendar Item 12 attached, and upon motion duly made and unanimously carried, the following resolution was adopted:

THE EXECUTIVE OFFICER IS AUTHORIZED TO ISSUE A TEN-YEAR RENEWAL OF LEASE P.R.C. 245.1, COVERING CERTAIN TIDE AND SUBMERGED LANDS OF NEW YORK SLOUGH, CONTRA COSTA COUNTY, TO THE THERMOID DIVISION, H. K. PORTER COMPANY, INC. THE RENEWAL LEASE IS TO HAVE AN EFFECTIVE DATE OF AUGUST 22, 1961, AND IS TO PROVIDE FOR AN ANNUAL RENTAL OF \$793.80. ALL OTHER TERMS AND CONDITIONS OF LEASE P.R.C. 245.1 ARE TO REMAIN UNCHANGED AND IN FULL FORCE AND EFFECT. THE TIDE AND SUBMERGED LANDS ARE DESCRIBED AS FOLLOWS:

A PARCEL OF TIDE AND SUBMERGED LAND IN NEW YORK SLOUGH, CONTRA COSTA COUNTY, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE ORDINARY HIGH WATER MARK ON THE SOUTHERLY BANK OF NEW YORK SLOUGH, SAID POINT BEING ON THE WESTERLY PROPERTY LINE OF THE PARCEL OF LAND CONVEYED BY DEED RECORDED OCTOBER 12, 1904, IN VOLUME 106 OF DEEDS AT PAGE 552, CONTRA COSTA COUNTY RECORDS, AND BEING FURTHER DESCRIBED AS BEING S. 76° 34' 44" E., 9.98 FEET FROM STATION 1 AS SHOWN UPON THE MAP FILED IN BOOK 13 OF MAPS AT PAGE 33; RUNNING THENCE FROM SAID POINT OF BEGINNING ALONG THE ORDINARY HIGH WATER MARK

S. 76° 34' 44" E., 232.17 FEET;  
S. 86° 22' 23" E., 242.81 FEET;  
S. 86° 21' 04" E., 96.95 FEET; AND  
N. 76° 54' 22" E., 313.68 FEET

TO THE EASTERLY PROPERTY LINE OF THE AFOREMENTIONED PARCEL OF LAND; THENCE ALONG THE NORTHERLY PROJECTION OF SAID LINE N. 17° 49' 32" E., 116.56 FEET; THENCE S. 76° 54' 22" W., 301.04 FEET; THENCE N. 15° 54' 22" E., 106.8 FEET; THENCE N. 74° 05' 38" W., 30 FEET; THENCE S. 15° 54' 22" W., 123.2 FEET; THENCE S. 76° 54' 22" W., 23.60 FEET; THENCE N. 86° 21' 04" W., 71.16 FEET; THENCE N. 86° 22' 23" W., 245.43 FEET; THENCE N. 76° 34' 44" W., 215.86 FEET; THENCE S. 17° 49' 32" W., 100.30 FEET TO THE POINT OF BEGINNING, CONTAINING 2.1 ACRES MORE OR LESS.

Attachment  
Calendar Item 12 (2 pages)

*Commission action rescinded.  
See minute Item 8 of 9/25/61  
September 16, 1963. See also for  
new action.  
E. Deery*

CALENDAR ITEM

12.

APPLICATION FOR RENEWAL OF LEASE P.R.C. 245.1; TIDE AND SUBMERGED LANDS OF NEW YORK SLOUGH, CONTRA COSTA COUNTY; H. K. PORTER COMPANY, INC., THERMOID DIVISION - W.O. 4082.

Lease P.R.C. 245.1 was issued to Pioneer Rubber Mills for an initial period of 15 years beginning August 22, 1946. The lease contained a renewal option of one period of ten years. The Thermoid Division of H. K. Porter Company, Inc., successor in interest to the original lessee by assignment approved by the State Lands Commission on April 8, 1957, made application for the ten-year renewal prior to expiration of the lease. The lease area, comprising 2.1 acres of tide and submerged lands fronting on the southerly side of New York Slough at Pittsburg, Contra Costa County, is used for water intake and discharge lines and for a general storage area (see Exhibit "A"). The rental under the expired lease was \$199.98 per year. A staff appraisal of the site, made in connection with the renewal application, has established the current value of the parcel at \$12,600. Therefore, the present value of the lands justifies an increase in rental to \$793.80 per year.

IT IS RECOMMENDED THAT THE EXECUTIVE OFFICER BE AUTHORIZED TO ISSUE A TEN-YEAR RENEWAL OF LEASE P.R.C. 245.1, COVERING CERTAIN TIDE AND SUBMERGED LANDS OF NEW YORK SLOUGH, CONTRA COSTA COUNTY, TO THE THERMOID DIVISION, H. K. PORTER COMPANY, INC. THE RENEWAL LEASE IS TO HAVE AN EFFECTIVE DATE OF AUGUST 22, 1961, AND IS TO PROVIDE FOR AN ANNUAL RENTAL OF \$793.80. ALL OTHER TERMS AND CONDITIONS OF LEASE P.R.C. 245.1 ARE TO REMAIN UNCHANGED AND IN FULL FORCE AND EFFECT. THE TIDE AND SUBMERGED LANDS ARE DESCRIBED AS FOLLOWS:

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S. 86° 22' 23" E., 242.81 FEET;  
S. 86° 21' 04" E., 96.95 FEET; AND  
N. 76° 54' 22" E., 313.68 FEET

CALENDAR ITEM 12 (CONTD.)

TO THE EASTERLY PROPERTY LINE OF THE AFOREMENTIONED PARCEL OF LAND; THENCE ALONG THE NORTHERLY PROJECTION OF SAID LINE N. 17° 49' 32" E., 116.56 FEET; THENCE S. 76° 54' 22" W., 301.04 FEET; THENCE N. 15° 54' 22" E., 106.8 FEET; THENCE N. 74° 05' 38" W., 30 FEET; THENCE S. 15° 54' 22" W., 123.2 FEET; THENCE S. 76° 54' 22" W., 23.60 FEET; THENCE N. 86° 21' 04" W., 71.16 FEET; THENCE N. 86° 22' 23" W., 245.43 FEET; THENCE N. 76° 34' 44" W., 215.86 FEET; THENCE S. 17° 49' 32" W., 100.30 FEET TO THE POINT OF BEGINNING, CONTAINING 2.1 ACRES MORE OR LESS.