

MINUTE ITEM

9/25/67

22. AMENDMENT AND RENEWAL OF LEASE P.R.C. 194.1, ARENA COVE, MENDOCINO COUNTY;
E. R. SUDDEN - W.O. 5507.

After consideration of Calendar Item 17 attached, and upon motion duly made and unanimously carried, the following resolution was adopted:

THE COMMISSION AUTHORIZES THE ISSUANCE TO E. R. SUDDEN OF A TEN-YEAR RENEWAL OF LEASE P.R.C. 194.1 FROM OCTOBER 28, 1965, IN CONSIDERATION OF ANNUAL RENT IN THE AMOUNT OF \$274.05, FOR CONTINUED PROPER MAINTENANCE OF A FISH-RECEIVING DOCK ON A REDUCED PARCEL OF LAND DESCRIBED ON EXHIBIT "A" ATTACHED AND BY REFERENCE MADE A PART HEREOF; PROVIDED THAT ALL OTHER TERMS AND CONDITIONS OF SAID LEASE SHALL REMAIN IN FULL FORCE AND EFFECT.

Attachment

Calendar Item 17 (2 pages)

CALENDAR ITEM

9/67
W.O. 5507

17.

AMENDMENT AND RENEWAL OF LEASE P.R.C. 194.1

APPLICANT: E. R. Sudden

LOCATION: A 0.946-acre parcel of tide and submerged land in Arena Cove, westerly of Point Arena, County of Mendocino

PRESENT USE: The maintenance of a commercial fish-receiving dock

TERMS OF THE INITIAL LEASE:

Initial period: 15 years, from April 28, 1950
Renewal options: 3 additional periods of 10 years each
Surety bond: \$5000

CONSIDERATION: \$274.05 per annum, during the renewal period from October 28, 1965, to October 27, 1975

BASIS FOR CONSIDERATION:

6.3% of appraised value of land

PREREQUISITE ITEM:

Applicant is owner of upland

STATUTORY AND OTHER REFERENCES:

- a. Public Resources Code: Div. 6, Pt. 2, Ch. 1, Secs. 6501-6509
- b. Administrative Code: Title 2, Div. 3, Secs. 2000-2011
- c. Commission policy: Minute Item 18 of November 18, 1959

OTHER PERTINENT INFORMATION:

This effectuates the first renewal option. The lessee has requested that the leased area be reduced from 8.4 acres to 0.946 acre which underlies the dock. The excess acreage is unimproved and unused.

EXHIBITS: A. Revised legal description B. Location map

IT IS RECOMMENDED THAT THE COMMISSION AUTHORIZE THE ISSUANCE TO E. R. SUDDEN OF A TEN-YEAR RENEWAL OF LEASE P.R.C. 194.1 FROM OCTOBER 28, 1965, IN CONSIDERATION OF ANNUAL RENT IN THE AMOUNT OF \$274.05, FOR CONTINUED PROPER MAINTENANCE OF A FISH-RECEIVING DOCK ON A REDUCED PARCEL OF LAND DESCRIBED ON EXHIBIT "A" ATTACHED AND BY REFERENCE MADE A PART HEREOF; PROVIDED THAT ALL OTHER TERMS AND CONDITIONS OF SAID LEASE SHALL REMAIN IN FULL FORCE AND EFFECT.

Attachment: Exhibit "A"

EXHIBIT "A"

A parcel of tide and submerged land situated in Arena Cove, County of Mendocino, State of California, being located in Section eleven (11), as projected, of Township 12 North, Range 17 West, Mount Diablo Base and Meridian; said land being particularly described as follows:

COMMENCING at a 3/4" diameter iron pipe monument in the center of the railway track leading from Point Arena Cove wharf to warehouse, from which monument a 3/4" diameter iron pipe bears South 64° 08' East, 376.02 feet distant, and also from which monument the corner common to Sections 11, 12, 13 and 14, Township 12 North, Range 17 West, Mount Diablo Meridian bears South 50° 39' 30" East, 1958.26 feet distant; thence from said point of commencement, North 53° 13' East, 89.04 feet to a point from which a 10" galvanized boat spike, near the Northeast corner of the Coast Guard Boat House, bears North 5° 45' West, 38.00 feet distant; thence South 84° 15' West, 130.00 feet, more or less, to a point on the ordinary high water mark of the Pacific Ocean, being the true point of beginning.

Thence from said true point of beginning

- 1) South 83° 17' West 385 feet
- 2) South 06° 43' East 105 feet
- 3) North 83° 17' East 400 feet more or less to the ordinary high water mark of the Pacific Ocean; thence northerly along said ordinary high water mark to the point of beginning.

Containing 0.946 acre of tide and submerged land.