MINUTE ITEM NO. 8
APPROVED 12/1/75

CALENDAR ITEM

12/75
EPW
W 20455

8.

RENEWAL AND AMENDMENT OF
COMMERCIAL LEASE PRC 2049

APPLICANT: June J. Greening
Route 1, Box 15
Isleton, California 95641

AREA, TYPE LAND AND LOCATION:
A 0.90-acre parcel of tide and submerged land in Sacramento River at Andrus Island, Sacramento County.

LAND USE: Maintenance of boating facilities.

TERMS OF ORIGINAL LEASE:

Initial Period: 15 years, from December 18, 1957.

Renewal Options: 2 additional periods of 10 years each.

Surety Bond: $1,000.

Consideration: $100 per annum.

TERMS OF LEASE DURING FIRST RENEWAL PERIOD:

Period: 10 years, from December 18, 1972.

Surety Bond: $1,000.

Public Liability Insurance: $600,000 for personal injury and $25,000 for property damage.

CONSIDERATION:
$250 per annum, with the State reserving the right to fix a different rental on April 28, 1976 and on each fifth anniversary of the lease thereafter.

BASIS FOR CONSIDERATION:
$250 per annum nominal rent used for this area until April 28, 1976.

PREREQUISITE TERMS, FEES, AND EXPENSES:
Applicant is lessee or permittee of upland.

The following rental installments have been received:

$250 on December 15, 1972; $250 on November 30, 1973; and $250 on December 12, 1974.

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STATUTORY AND OTHER REFERENCES:

a. Public Resources Code: Div. 6, Parts 1 & 2.

b. Administrative Code: Title 2, Div. 3, Arts. 1, 2 & 10

OTHER PERTINENT INFORMATION:

1. The applicant has been most cooperative, however, tentative changes, environmental considerations and changes in the Administrative Code caused the delay in submitting this item for Commission action.

2. The amendment adds a provision for liability insurance and changes the land description to conform to present standards.

3. An Environmental Impact Report is not required. This transaction is within the purview of 2 Cal. Adm. Code 2907(a) which exempts an existing structure or facility that is in an acceptable state of repair and there is no evidence of record to show injury to adjacent property, shoreline erosion, or other types of environmental degradation.

EXHIBITS: A. Land Description. B. Location Map.

IT IS RECOMMENDED THAT THE COMMISSION:

1. DETERMINE THAT AN ENVIRONMENTAL IMPACT REPORT HAS NOT BEEN PREPARED FOR THIS ACTIVITY AS SUCH REPORT IS NOT REQUIRED UNDER THE PROVISIONS OF PRC 21085, 14 CAL. ADM. CODE 15100 ET SEQ., AND 2 CAL. ADM. CODE 2907(a).

2. AUTHORIZE ISSUANCE TO JUNE J. GREENING OF A 10-YEAR RENEWAL AND AMENDMENT OF LEASE PRC 2049, FROM DECEMBER 18, 1972, WITH LESSEE'S OPTION TO RENEW FOR ONE REMAINING SUCCESSIVE PERIOD OF TEN YEARS, IN CONSIDERATION OF ANNUAL RENTAL IN THE AMOUNT OF $250, WITH THE STATE RESERVING THE RIGHT TO FIX A DIFFERENT RENTAL ON APRIL 28, 1976, AND ON EACH FIFTH ANNIVERSARY OF THE LEASE THEREAFTER; PROVISION OF A $1,000 SURETY BOND; AN AMENDED LEGAL DESCRIPTION FOR FLOATING DOCKS FOR BOATING FACILITIES ON THE LAND DESCRIBED ON EXHIBIT "A" ATTACHED AND BY REFERENCE MADE A PART HEREOF.

Attachment: Exhibit "A"

EXHIBIT "A"

W 20455

A parcel of tide and submerged land on the left bank of the Sacramento River, situated in Sacramento County in Section 33, T 5 N, R 4 E, MDM across the river from the community of Ryde and being more particularly described as follows:

COMMENCING at a 1-1/2 inch iron pipe shown on a record of survey of a portion of property of Llewellyn A. Brown, filed as Map No. 41 of Book 4 of Surveys, Official Recrods of Sacramento County, said pipe lying N 81° 38' W 25.90 feet from the southeast corner of said survey; thence the following six courses:

S 81° 38' 00" E 25.90 feet;
S 18° 15' 00" E 852.35 feet;
S 89° 56' 00" E 1711.45 feet;
N 10° 14' 43" W 2455.76 feet;
S 79° 45' 17" W 25.00 feet;
N 10° 14' 43" W 145.00 feet to the TRUE POINT OF BEGINNING; thence the following four courses:

S 77° 20' 00" W 163.13 feet;
S 62° 56' 50" W 354.74 feet;
S 54° 25' 50" W 328.28 feet;
N 18° 15' 00" W 275.00 feet to a point in the bed of the Sacramento River, thence meandering upstream parallel with the ordinary high water line of the river to a point which bears N 79° 45' 17" E 25.00 feet and N 10° 14' 43" W 133.84 feet from the TRUE POINT OF BEGINNING; thence S 10° 14' 43" L 133.84 feet; thence S 79° 45' 17" W 25.00 feet to the TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM any portion lying landward of the ordinary high water line.

The basis for bearings in this description is a description in a Deed recorded at page 110 of Book 983 of Offical Records of Sacramento County.

END OF DESCRIPTION