

MINUTE ITEM

This Calendar Item No. 27  
was approved as Minute Item  
27 by the State Lands  
Commission by a vote of 3  
to 0 at its 6-27-80  
meeting.

CALENDAR ITEM

27.

6/80  
SA 5629  
Childress

SALE OF A PERPETUAL ROAD EASEMENT

APPLICANT: U.S.D.A. - Forest Service  
420 E. Laurel Street  
Willows, California 95988

AREA, TYPE LAND AND LOCATION:  
2.69 acres, more or less, of State school  
land in Lake County.

LAND USE: Perpetual road easement.

BACKGROUND: On January 7, 1980, the State Lands Commission  
received the purchase application covering  
the above-referenced lands, located in  
Section 16, Township 19 North, Range 9  
West, MDM.

The Forest Service has submitted an offer  
of \$520 per acre for the 2.69+ acres for  
a total offer of \$1,400. The offer is based  
upon the fee value, as determined by a  
Forest Service appraisal. Said appraisal  
has been reviewed and approved by staff.

A staff review shows that the land is not  
suitable for cultivation and therefore  
may be sold under the rules and regulations  
and at a price fixed by the Commission.

A 2

S 2

CALENDAR ITEM NO. 27. (CONTD)

OTHER PERTINENT INFORMATION:

1. An EIR is not required. This transaction is within the purview of Section 15104, 14 Cal. Adm. Code, which exempts minor alterations to land, and the repair and minor alteration of existing public facilities involving negligible expansion of use beyond that previously existing.
2. In compliance with Section 6373 of the P.R.C., a General Use Plan SCH #80051307, has been prepared and adequately circulated through the State Clearinghouse.
3. This project is situated on School lands not identified as possessing significant environmental values. A staff review of available environmental information indicates no reason to identify the subject school land parcel as having such values at this time.

EXHIBITS:

- A. Land Description.    B. Location Map.  
C. General Plan.

IT IS RECOMMENDED THAT THE COMMISSION:

1. DETERMINE THAT AN EIR HAS NOT BEEN PREPARED FOR THIS ACTIVITY AS SUCH REPORT IS NOT REQUIRED UNDER THE PROVISIONS OF P.R.C. 21080, 14 CAL. ADM. CODE 15100 ET SEQ., AND 2 CAL. ADM. CODE 2907.
2. FIND THAT A GENERAL PLAN FOR THE USE OF THE SUBJECT PROPERTY HAS BEEN PREPARED BY THE COMMISSION'S STAFF AND ADEQUATELY CIRCULATED THROUGH THE STATE CLEARINGHOUSE. UNDER SCH #80051307, APPROVE THE GENERAL PLAN FOR THE PROPOSED USE AND AUTHORIZE THE TRANSMITTAL OF SAID REPORT TO THE LEGISLATURE PURSUANT TO P.R.C. 6373.
3. FIND THAT THE STATE SCHOOL LAND DESCRIBED IN EXHIBIT "A" ATTACHED HERETO, IS NOT SUITABLE FOR CULTIVATION WITHOUT ARTIFICIAL IRRIGATION.

CALENDAR ITEM NO. 27. (CONTD)

4. AUTHORIZE THE SALE OF A PERPETUAL ROAD EASEMENT OVER THE LAND DESCRIBED ON EXHIBIT "A" ATTACHED AND BY REFERENCE MADE A PART HEREOF, TO THE UNITED STATES DEPARTMENT OF AGRICULTURE - FOREST SERVICE; SUBJECT TO ALL STATUTORY AND CONSTITUTIONAL RESERVATIONS, INCLUDING RESERVATION OF ALL GEOTHERMAL AND MINERAL RESOURCES FOR \$1,400 CASH, WITHOUT ADVERTISING.

EXHIBIT "A"

LAND DESCRIPTION

SA 5629

Four parcels of land situated in the NW 1/4 of NW 1/4 of Section 16, T19N, R9W, MDM, in the County of Lake, State of California, as shown on that map entitled, "U.S. Department of Agriculture Forest Service Plat Showing Location of Horse Around No. 19N50 Easement No. 1 Sidewinder No. 19N50S, Easement No. 2,3 & 4 State of California, Section 16, T19N, R9W, M.D.B. & M." and more particularly described as follows:

PARCEL 1

A strip of land 66 feet wide, lying 33 feet on each side of the following described centerline:

BEGINNING at a point which lies S 88°21'40"E, 1255.32 feet from the northwest corner of said Section 16, as shown on said map, thence N 80°13'03"W 9.28 feet to the beginning of a tangent curve to the right, concave northeasterly, having a radius of 200 feet, and a central angle of 46°39'46"; thence along said curve a distance of 162.88 feet; thence N 33°33'18"W 4.65 feet to a point which lies N 87°06'30"E, 1111.82 feet from the northwest corner of said Section 16 and the end of this centerline.

PARCEL 2

A strip of land 66 feet wide, lying 33 feet on each side of the following described centerline:

BEGINNING at a point which lies N 87°06'30"E 707.19 feet from the northwest corner of said Section 16, as shown on said map, thence S 01°43'06"E 23.55 feet to the beginning of a tangent curve to the right, concave westerly, having a radius of 100 feet, and a central angle of 24°37'14"; thence along said curve a distance of 42.97 feet; thence S 22°51'08"W 65.98 feet to the beginning of a tangent curve to the left, concave easterly, having a radius of 100 feet, and a central angle of 15°36'08"; thence along said curve a distance of 27.23 feet; thence S 07°17'59"W 43.72 feet to the beginning of a tangent curve to the right, concave northwesterly, having a radius of 75 feet, and a central angle of 81°26'53"; thence along said curve a distance of 106.62 feet; thence S 88° 44'52"W 0.70 feet to the beginning of a tangent curve to the left, concave southerly, having a radius of 100 feet, and

a central angle of 29°24'51"; thence along said curve a distance of 51.34 feet; thence S 59°20'01"W 74.23 feet to the beginning of a tangent curve to the right, concave northwesterly, having a radius of 175 feet, and a central angle of 09°55'40"; thence along said curve a distance of 30.32 feet; thence S 69°15'41"W 63.00 feet to the beginning of a tangent curve to the left, concave southeasterly, having a radius of 75 feet, and a central angle of 46°08'26"; thence along said curve a distance of 60.40 feet; thence S 23°07'15"W 54.51 feet to the beginning of a tangent curve to the right, concave northerly, having a radius of 100 ft., and a central angle of 93°55'29"; thence along said curve 163.93 feet; thence N 62°57'16"W 96.17 feet to the beginning of a tangent curve to the left, concave southerly, having a radius of 75 feet, and a central angle of 15°16'38"; thence along said curve a distance of 20.00 feet; thence N 78°13'54"W 24.75 feet to a point which lies S 08°22'16"E, 402.42 feet from the northwest corner of said Section 16 and the end of this centerline.

PARCEL 3

A parcel of land situated in the NW 1/4 of NW 1/4 of Section 16, T19N, R9W, NDM, more particularly described as follows:

BEGINNING at a point which lies S 08°22'16"E 402.42 feet from the northwest corner of said Section 16, as shown on said map, thence the following five courses:

1. N 11°46'06"E 33.00 feet;
2. S 81°02'23"W 66.53 feet;
3. S 00°00'00"W 162.63 feet;
4. S 50°36'15"E 22.89 feet;
5. N 39°23'45"E 33.00 feet to a point which lies  
S 04°11'11"E 529.20 feet from the northwest corner of  
said Section 16; thence the following four courses:

6. N 39°23'45"E 33.00 feet;
7. N 50°36'15"W 38.77 feet;
8. N 39°23'45"E 27.00 feet;
9. N 11°46'06"E 60.00 feet to the point of beginning.

PARCEL 4

A strip of land 66 feet wide, lying 33 feet on each side of the following described centerline:

BEGINNING at a point which lies S 04°11'11"E 529.20 feet from the northwest corner of said Section 16, as shown on said map, said point also being the beginning of a curve to the right, concave southwesterly, the center of which bears S 30°03'46"W with a radius of 100 feet, and a central angle of 28°13'15"; thence along said curve a distance of 49.25 feet; thence S 22°42'59"E 208.69 feet to the beginning of a tangent curve to the right, concave westerly, with a radius of 75 feet, and a central angle of 79°45'50"; thence along said curve a distance of 104.41 feet; thence S 57°02'51"W 143.08 feet to a point which lies S 00°00'00"W, 929.09 feet from the northwest corner of said Section 16 and the end of this centerline.

END OF DESCRIPTION

PREPARED JANUARY 17, 1980, BY TECHNICAL SERVICES UNIT,  
ROY MINNICK, SUPERVISOR

CALENDAR PAGE	206
MINUTE PAGE	1344

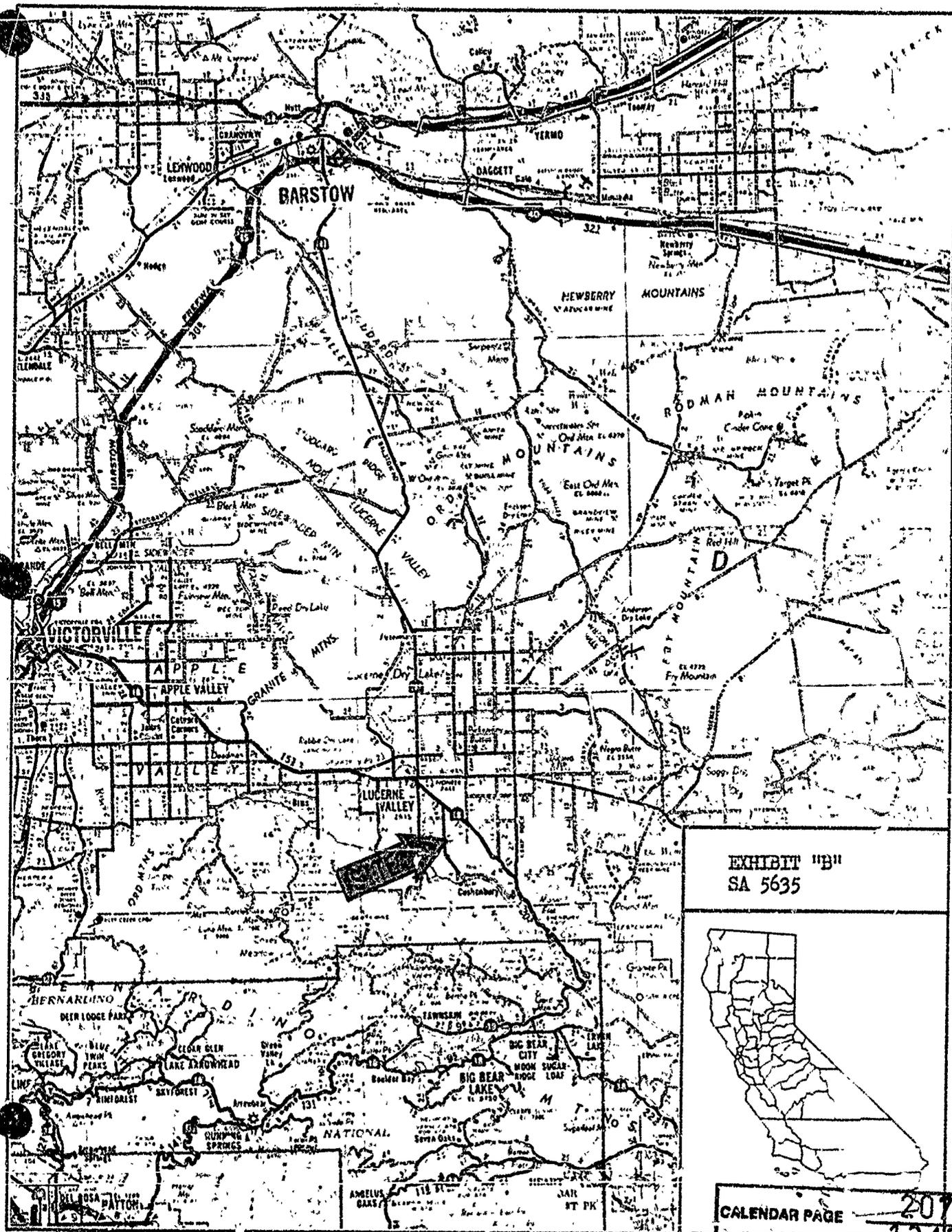


EXHIBIT "B"  
SA 5635



CALENDAR PAGE	207
MINUTE PAGE	1345

## EXHIBIT "C"

### GENERAL PLAN

The United States of America, through the Forest Service, proposes to acquire a perpetual easement covering two existing road segments which cross State school land, identified as the NW $\frac{1}{4}$  NW $\frac{1}{4}$  of Section 16, T19N, R9W, ADM. Said rights of way were constructed approximately ten years ago; however, legal access has never been obtained by the Forest Service.

Horse Around Road #19N50 traverses the northeast corner of the subject property for about 176 feet and contains 0.26+ acres. Horse Around Road is an active roadway within the U.S. Forest Service system and will not require any reconstruction since it currently meets the required standards in this area.

Sidewinder Road #19N50S crosses the northwest corner of the subject property for approximately 1,654 feet and contains 2.43+ acres. It is within the U.S. Forest Service road system; however, after the last commercial use all the culverts were removed and the road "put to bed". Numerous small trees have since grown in the road-bed. The improvements necessary before this road can be reactivated include widening the road, installing one 24 foot culvert, removal of vegetation from road-bed and some slight clearance around the curve.

The primary purpose of these roads is to provide public access to the National Forest surrounding the State school land. The Forest Service plans a timber sale on adjacent lands, on August 15, 1980. The purchaser of the timber sale will have the responsibility to do the road reconstruction as part of the sale contract. No exact date has been set for the road construction since the contract allows five years to complete the timber harvest. Once the construction is completed no future expansion is planned.

The general and proper forest management of this area is dependent on having a public easement across this parcel of State school land. The road construction will benefit the subject by providing improved public access on a public agency's transportation system.