

MINUTE ITEM

This Calendar Item No. 2  
was approved as Minute Item  
No. 2 by the State Lands  
Commission by a vote of 3  
to 0 at its 6/81  
meeting.

CALENDAR ITEM

C 0 8

6/81  
WP 194  
Grimmett

ASSIGNMENT OF GENERAL LEASE - INDUSTRIAL USE

ASSIGNOR: Marianita Sudden  
P. O. Box 65  
Point Arena, California 95468

ASSIGNEE: Arena Cove Sport Center  
P. O. Box 65  
Point Arena, California 95468

AREA, TYPE LAND AND LOCATION:  
A 0.946-acre parcel of tide and submerged  
land in the Pacific Ocean at Arena Cove,  
Mendocino County.

LAND USE: Operation and maintenance of a commercial  
fish receiving dock.

TERMS OF ORIGINAL LEASE:

Initial period: 10 years from October 28,  
1975.

Renewal option: One successive period  
of 10 years.

Surety bond: \$5,000.

Public liability insurance: \$300,000 per  
occurrence for bodily  
injury and \$100,000 for  
property damage.

Consideration: \$550 with 5-year rent  
review.

BASIS FOR CONSIDERATION:

Pursuant to 2 Cal. Adm. Code 2005.

PREREQUISITE TERMS, FEES AND EXPENSES:

Applicant is owner of upland.

Filing fee and processing costs have been  
received.

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STATUTORY AND OTHER REFERENCES:

- A. P.R.C.: Div. 6, Parts 1 & 2; Div. 13; Div. 20.
- B. Cal. Adm. Code: Title 2, Div. 3.

AB 384 DEADLINE:

N/A.

OTHER PERTINENT INFORMATION:

- 1. The assignor, Marianita Sudden, has formed the Arena Cove Sport Center, a California corporation of which she is the sole stockholder, to hold title to the upland property as well as this lease and to operate the businesses thereon.
- 2. This activity is exempt from CEQA because it is not considered a project within the meaning of CEQA and implementing regulations.

Authority: 2 Cal. Adm. Code 2903(d).

- 3. This project is situated on State land identified as possessing significant environmental values pursuant to P.R.C. 6370.1, and is classified in a use category, Class B, which authorizes Limited Use.

Staff review indicates that there will be no significant effect upon the identified environmental values.

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

IT IS RECOMMENDED THAT THE COMMISSION:

- 1. DETERMINE THAT AN ENVIRONMENTAL DOCUMENT HAS NOT BEEN PREPARED FOR THIS ACTIVITY AS SUCH DOCUMENT IS NOT REQUIRED UNDER THE PROVISIONS OF P.R.C. 21065, 14 CAL. ADM. CODE 15037 AND 15066 AND 2 CAL. ADM. CODE 2903(d).

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2. DETERMINE THAT THIS ACTIVITY IS EXEMPT FROM THE REQUIREMENTS OF ARTICLE 6.5, TITLE 2, CAL. ADM. CODE BECAUSE IT IS NOT A DEVELOPMENT WITHIN THE MEANING OF SECTION 2503, TITLE 2, CAL. ADM. CODE AND SECTION 30105 OF THE P.R.C.
3. FIND THAT GRANTING OF THIS ASSIGNMENT WILL HAVE NO SIGNIFICANT EFFECT UPON ENVIRONMENTAL CHARACTERISTICS IDENTIFIED PURSUANT TO SECTION 6370.1, OF THE P.R.C.
4. AUTHORIZE APPROVAL OF AN ASSIGNMENT FROM MARIANITA SUDDEN TO ARENA COVE SPORT CENTER, A CALIFORNIA CORPORATION, OF LEASE PRC 194.1 TO BE EFFECTIVE UPON EXECUTION BY THE STATE. ALL TERMS AND CONDITIONS OF THE LEASE REMAIN UNCHANGED.

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EXHIBIT "A"

WP 194

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 T12N, R17W, M.D.M., 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 S 64° 08' E, 376.02 feet distant, and also from which monument the corner common to Sections 11, 12, 13 and 14, T12N, R17W, M.D.M., bears S 50° 39' 30" E, 1958.26 feet distant; thence from said point of commencement, N 53° 13' E, 89.04 feet to a point from which a 10" galvanized boat spike, near the Northeast corner of the Coast Guard Boat House, bears N 5° 45' W, 38.00 feet distant; thence S 84° 15' W, 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) S 83° 17' W, 385 feet
- 2) S 06° 43' E, 105 feet
- 3) N 83° 17' E, 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.

END OF DESCRIPTION

Prepared R. L. Blake Checked J. W. McLean  
Reviewed W. W. Runnecke Date 3/22/76

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FORT TRAGG

± 38 MILES

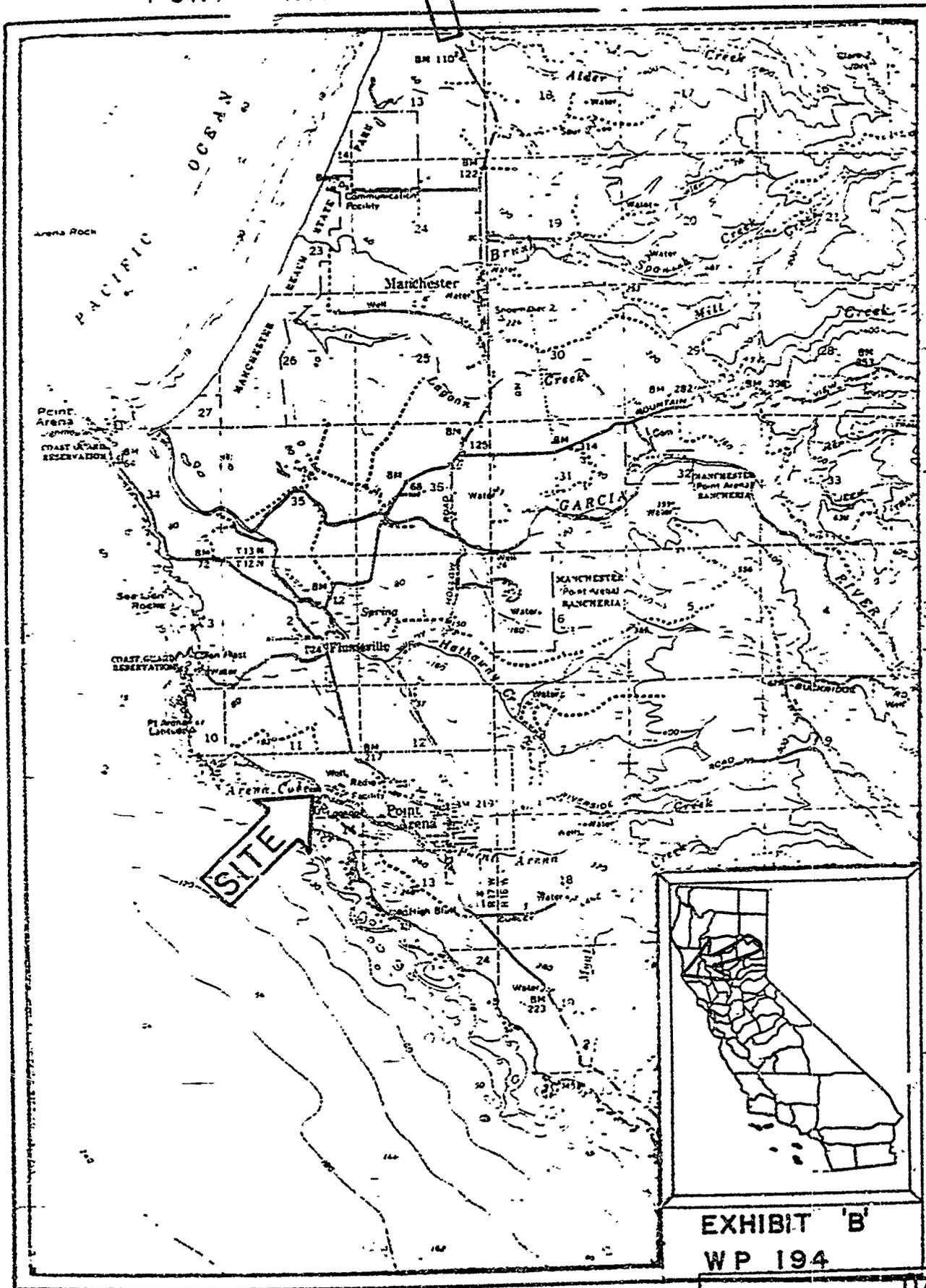


EXHIBIT 'B'

WP 194

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