

MINUTE ITEM

This Calendar Item No. C5  
was approved as Minute Item  
No. 5 by the State Lands  
Commission by a vote of 3  
to 0 at its 5/27/82  
meeting.

CALENDAR ITEM

C 0 5

5/27/82  
WP 654  
Lane  
PRC 654

GENERAL PERMIT - PROTECTIVE STRUCTURE

APPLICANT: North Bay Oil Company, Inc.  
477 Oil Company Road  
P. O. Box 180  
Napa, California 94558

AREA, TYPE LAND AND LOCATION:  
A 0.25-acre parcel of tide and submerged  
land, located in the Napa River, Napa County.

LAND USE: Bank protection and stablization.

TERMS OF ORIGINAL PERMIT:

Initial period: Ten years from September 20,  
1976.

Surety bond: \$3,000.

Public liability insurance: Combined single  
limit coverage of \$500,000.

Consideration: \$225 per annum.

TERMS OF PROPOSED PERMIT:

Initial period: 25 years from September 20,  
1981.

CONSIDERATION: The public benefit with the State reserving  
the right at any time to set a monetary  
rental if the Commission finds such action  
to be in the State's best interest.

BASIS FOR CONSIDERATION:

Pursuant to 2 Cal. Adm. Code 2003.

PREREQUISITE TERMS, FEES AND EXPENSES:

Applicant is owner of upland.

Processing costs have been received.

STATUTORY AND OTHER REFERENCES:

A. P.R.C.: Div. 6, Parts 1 and 2; Div. 13.

B. Cal. Adm. Code: Title 2, Div. 3; Title 14,  
Div. 6.

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AB 884: N/A.

OTHER PERTINENT INFORMATION:

1. The original permit was for a bulkhead and dock. In December of 1971 the loading dock and piling were removed, and since that time there has been no commercial activity on State land. Therefore, staff recommends that the original Non-Commercial Lease PRC 654.1, be replaced with a General Permit - Protective Structure covering the existing bulkhead and that inasmuch as the bulkhead has been maintained at the lessee's own expense, yet, benefits the public by stabilizing the bank of the Napa River as to erosion from tide or flood action and prevents excessive silting to the river at this location, it should be a rent-free permit.
2. The annual rental value of the site, is estimated to be \$225.
3. This activity is exempt from CEQA because it is not considered to be a project within the purview of 14 Cal. Adm. Code 15060.
4. The activity is situated on lands identified as possessing significant environmental values pursuant to P.R.C. 6370.1, and is classified in use category "B" which authorizes Limited Use. The activity as proposed will not have a 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 15060 AND FIND THAT THE ACTIVITY IS CONSISTENT WITH ITS USE CLASSIFICATION.

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2. APPROVE TERMINATION OF EXISTING LEASE PRC 654.1, EFFECTIVE SEPTEMBER 20, 1981.
3. AUTHORIZE ISSUANCE TO NORTH BAY OIL COMPANY OF A 25-YEAR GENERAL PERMIT - PROTECTIVE STRUCTURE USE FROM SEPTEMBER 20, 1981; IN CONSIDERATION OF THE PUBLIC BENEFIT, WITH THE STATE RESERVING THE RIGHT AT ANY TIME TO SET A MONETARY RENTAL IF THE COMMISSION FINDS SUCH ACTION TO BE IN THE STATE'S BEST INTEREST; FOR BANK PROTECTION AND STABILIZATION ON THE LAND DESCRIBED ON EXHIBIT "A" ATTACHED AND BY REFERENCE MADE A PART HEREOF.

EXHIBIT "A"

LAND DESCRIPTION

PRC 654.1

A parcel of tide and submerged land in Napa County, California, lying in the bed of the Napa River, more particularly described as follows:

COMMENCING at a hub set by D. E. Ryan, Land Surveyor No. 2452, said point being in the center line of a 30-foot road right of way said point having coordinates of  $Y = 657,436.25$  and  $X = 1,489,163.05$ , thence along said center line  $S 01^{\circ} 05' 23'' W$ , 595.7 feet, to the south property line of that certain parcel described in Deed recorded May 1, 1913, Volume 6, Page 282, in the Office of the County Recorder of said County from William H. Brook to Standard Oil Company of California; thence along said southerly property line  $N 88^{\circ} 54' 37'' W$ , 256.0 feet more or less, to the TRUE POINT OF BEGINNING said point being in the Napa River and on a line which is parallel with and 10 feet waterward of new bulkhead, said bulkhead having a bearing of  $N 24^{\circ} 43' 24'' E$ ; thence  $N 24^{\circ} 43' 24'' E$ , 422 feet; thence  $S 65^{\circ} 16' 36'' E$  to the ordinary high water mark along the east bank of said Napa River; thence southerly along said ordinary high water mark to the above mentioned south property line of said Standard Oil property; thence  $N 88^{\circ} 54' 37'' W$  along said south property line to the true point of beginning.

This description is based on the California Coordinate System Zone 3.

END OF DESCRIPTION

REVISED MARCH 27, 1981 BY TECHNICAL SERVICES UNIT, ROY MINNICK, SUPERVISOR.

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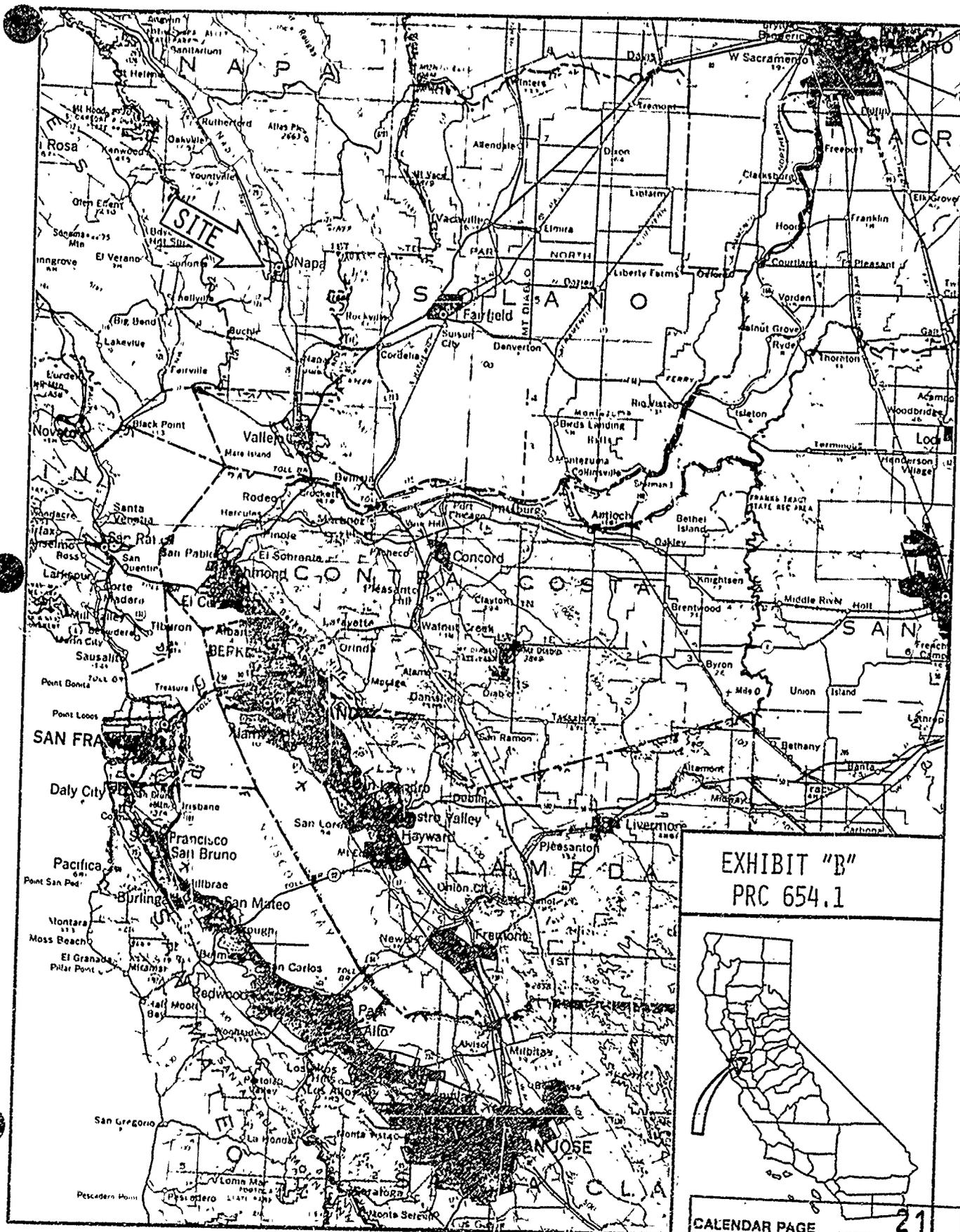


EXHIBIT "B"  
 PRC 654.1



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