

MINUTE ITEM  
This Calendar Item No. 20  
was approved as Minute Item  
No. 20 by the State Lands  
Commission by a vote of 2  
to 0 at its 11/20/86  
meeting.

CALENDAR ITEM  
20

A 80

S 37

11/20/86  
Sh 3659  
Fong

AUTHORIZATION, AS SCHOOL LAND BANK TRUSTEES,  
TO ISSUE A PATENT TO THE BUSINESS & TRANSPORTATION AGENCY,  
DEPARTMENT OF TRANSPORTATION

APPLICANT: Business & Transportation  
Agency  
Department of Transportation  
Attn: E. R. Kirwan  
Deputy District Director  
Right-of-Way  
2829 Juan Street  
San Diego, California 92110

AREA, TYPE LAND AND LOCATION:  
9.01-acres, more or less, of State lieu lands,  
located along State Route 86, two miles south  
of Salton City, Imperial County.

LAND USE: Land acquisition for expanding existing  
State Route 86.

CONSIDERATION: \$17,800.

BASIS FOR CONSIDERATION:  
Pursuant to 2 Cal. Adm. Code 2003.

PREREQUISITE CONDITIONS, FEES AND EXPENSES:  
Filing fee has 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.

AB 884: N/A.

CALENDAR ITEM NO. 20 (CONT'D)

OTHER PERTINENT INFORMATION:

1. The Department of Transportation requires additional right-of-way in order to expand the existing State Route 86 to a four-lane expressway. This project incorporates design features which will increase the safety of this highway.
2. The consideration of \$17,800 will be deposited in the School Land Bank Fund to facilitate the management of school lands for the purpose of generating revenue and carrying out the goals of the School Land Bank Act, the State Lands Commission will be acting as Trustee for the School Land Bank Fund, pursuant to Division 7.2 of the P.R.C.
3. Staff has determined that the subject lands are not suitable for cultivation without artificial irrigation.
4. Staff has filed a General Plan for this activity with the Legislature, pursuant to P.R.C. 6373.
5. A Negative Declaration was prepared and adopted for this project by Department of Transportation. The State Lands Commission's staff has reviewed such document and believes that it complies with the requirements of the CEQA.
6. Staff has reviewed and approved an appraisal submitted by the Department of Transportation as to the fair market value of the lands to be sold.

EXHIBITS:

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

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CALENDAR ITEM NO. 20 (CONT'D)

IT IS RECOMMENDED THAT THE COMMISSION, AS SCHOOL LAND BANK TRUSTEE:

1. FIND THAT A NEGATIVE DECLARATION WAS PREPARED AND ADOPTED FOR THIS PROJECT BY THE DEPARTMENT OF TRANSPORTATION AND THAT THE COMMISSION HAS REVIEWED AND CONSIDERED THE INFORMATION CONTAINED THEREIN.
2. DETERMINE THAT THE PROJECT, AS APPROVED, WILL NOT HAVE A SIGNIFICANT EFFECT ON THE ENVIRONMENT.
3. FIND THAT A GENERAL PLAN FOR THIS ACTIVITY WAS PREPARED BY COMMISSION STAFF AND FILED WITH THE LEGISLATURE PURSUANT TO P.R.C. 6373.
4. FIND THAT THE STATE SCHOOL LAND DESCRIBED IN EXHIBIT "A" ATTACHED HERETO IS NOT SUITABLE FOR CULTIVATION WITHOUT ARTIFICIAL IRRIGATION.
5. AUTHORIZE THE SALE AND SUBSEQUENT ISSUANCE OF A PATENT TO THE BUSINESS & TRANSPORTATION AGENCY, DEPARTMENT OF TRANSPORTATION OF THE LANDS DESCRIBED IN EXHIBIT "A", RESERVING THE APPLICABLE STATUTORY AND CONSTITUTIONAL RESERVATIONS, INCLUDING, BUT NOT LIMITED TO, ALL MINERALS, RIGHT-OF-ENTRY, RIGHT OF THE PUBLIC TO FISH, AND THOSE AREAS UNDER LEASE TO STATE LANDS COMMISSION.
6. AUTHORIZE THE DEPOSIT OF \$17,800 IN THE SCHOOL LAND BANK FUND.

EXHIBIT "A"  
LAND DESCRIPTION

SA 5669

Those portions of California State lieu lands in Section 10, T11S, R10E, S8M; and in Section 4, T11S, R10E, S8M, Imperial County, California, described as follows:

PARCEL 25461

BEGINNING at a point on the Southern section line of said Section 4, said point bears N 89°09'36" E, 3518.40 feet from a 5 inch concrete cylinder and disk marked R.E. 410 used as the Southwest section corner of said Section 4; thence leaving said section line from a tangent which bears N 34°34'43" W, along a curve to the right with a radius of 5217 feet, through a central angle of 2°25'48", an arc length of 221.26 feet; thence N 32°08'55" W, 2455.25 feet; thence along a tangent curve to the left with a radius of 4832 feet, through a central angle of 1°47'44", an arc length of 151.43 feet; thence N 33°56'39" W, 1439.69 feet; thence along a tangent curve to the right with a radius of 5217 feet, through a central angle of 1°50'38", an arc length of 167.89 feet; thence N 32°06'01" W, 781.46 feet; thence N 35°08'33" W, 417.54 feet; thence along a tangent curve to the left with a radius of 820 feet, through a central angle of 41°57'28", an arc length of 600.49 feet; thence N 77°06'01" W, 10.77 feet to a point on the Westerly line of said Section 4, said point bears S 00°28'01" E, 383.95 feet from a 4 inch concrete cylinder with a 2 inch brass disk marked R.E. 410, used as the Northwest corner of said Section 4; thence along said Westerly section line N 0°28'01" W, 61.66 feet; thence leaving said section line S 77°06'01" E, 25.03 feet; thence along a tangent curve to the right with a radius of 880 feet, through a central angle of 27°52'45", an arc length of 428.20 feet; thence N 32°06'01" W, 155.22 feet; thence N 46°24'02" W, 190.49 feet; thence N 52°22'51" W, 232.28 feet to a point on said Westerly section line of Section 4; thence along said section line N 0°28'01" W, 114.66 feet to above said Northwest corner of Section 4; thence along the Northerly line of said Section 4, S 89°57'58" E, 99.75 feet to a point on the existing Westerly right-of-way line of California State Highway Route 86; thence along said existing right-of-way line, S 32°05'48" E, 2016.25 feet to a C.D.H. concrete right-of-way monument; thence along a tangent curve to the left with a radius of 5184.60 feet, through a central angle of 1°50'50", an arc length of 167.15 feet to a C.D.H. concrete right-of-way monument; thence S 33°56'38" E, 1440.77 feet to a C.D.H. concrete right-of-way monument; thence along a tangent curve to the right with a radius of 4807.79 feet, through a central angle of 1°47'21", an arc length of 150.13 feet to a C.D.H. concrete right-of-way monument; thence S 32°09'17" E, 2273.68 feet to a C.D.H. concrete right-of-way monument; thence N 89°47'43" E, 114.77 feet to a C.D.H. concrete right-of-way monument; thence S 32°09'26" E, 409.83 feet to said Southerly line of Section 4; thence along said section line S 89°09'36" W, 128.72 feet to the POINT OF BEGINNING.

PARCEL 25462-1

BEGINNING at a point on said Northern section line of Section 4, said point bears S 89°57'58" E, 678.96 feet from said Northwest corner of Section 4; thence along said Northern section line S 89°57'58" E, 61.08 feet; thence leaving said section line, from a tangent which bears S 11°12'24" W, along a curve to the left with a radius of 820 feet, through a central angle of 17°38'19", an arc length of 252.44 feet to the Easterly right-of-way line of said existing California State Highway Route 86; thence along said existing right-of-way line N 32°06'12" W, 122.46 feet; thence leaving said right-of-way line from a tangent which bears N 0°46'24" E, along a curve to the right with a radius of 280 feet, through a central angle of 9°39'46", an arc length of 148.41 feet to said Northern section line of Section 4 and the POINT OF BEGINNING.

PARCEL 25462.2

BEGINNING at a point on the above said Southern section line of Section 4, said point bears S 89°09'36" W, 1464.76 feet from a 2 inch iron pipe with a brass disk marked R.E. 410 used as the Southeast corner of Section 4; thence along said Southern section line of Section 4, S 89°09'36" W, 29.14 feet to a P.O.C. on above said Easterly right-of-way line of existing California State Highway Route 86; thence along said right-of-way line from a tangent which bears N 37°50'57" W, along a curve to the right with a radius of 915 feet through a central angle of 10°15'39", an arc length of 163.86 feet; thence N 32°09'26" W, 245.01 feet to a C.D.H. concrete right-of-way monument; thence N 89°44'22" E, 12.25 feet; thence leaving said existing right-of-way line S 32°08'55" E, 18.85 feet; thence along a tangent curve to the left with a radius of 4937 feet through a central angle of 4°37'44", an arc length of 398.87 feet to said Southern section line of Section 4 and the POINT OF BEGINNING.

PARCEL 25457-1

Commencing at the Southwest corner of above said Section 10 as established by the California Department of Transportation using double proportion method based on monuments found which are described on Record of Surveys Book 4, Page 4, Page 72, Book 6, Page 67 and Book 6, Page 73 filed at the County Recorder's Office of Imperial County. Said Southwest corner bears S 01°20'58" E, 5,525.04 feet from a 2" iron pipe with a brass disk marked R.E. 410 per R.C.S. 4-72; thence S 89°25'30" E, 2172. feet along the calculated Southerly section line of above said section 10 to the point of intersection with the existing Easterly right-of-way line of California State Highway Route Imperial 86, and the TRUE POINT OF BEGINNING: (1) thence along said existing Easterly right-of-way line N 20°27'05" W,

305.12 feet to a C.D.H. concrete right-of-way monument; (2) thence N 89°45'34" E, 10.81 feet; (3) thence S 20°26'38" E, 261.90 feet; (4) thence N 61°32'27" E, 64.00 feet; (5) thence along a tangent curve to the right with a radius of 63 feet, through a central angle of 111°02'03", an arc length of 131.78 feet to the above said calculated Southerly section line of Section 10; (6) thence along said section line N 89°25'30" W, 147.48 feet to the TRUE POINT OF BEGINNING.

PARCEL 25457-2

Commencing at above said Southwest corner of Section 10, thence along the Westerly line of said Section 10, N 01°20'58" W, 3703.73 feet to the point of intersection with the existing right-of-way line of said California State Highway Route Imperial 86 and the TRUE POINT OF BEGINNING; thence along said existing right-of-way line S 40°27'22" E, 108.00 feet; thence N 0°14'27" W, 16.24 feet; thence N 40°27'39" W, 108.49 feet to said Westerly section line of Section 10; thence along said section line S 01°20'58" E, 16.62 feet to the TRUE POINT OF BEGINNING.

PARCEL 25458

Commencing at the above said Southwest corner of Section 10, thence along said calculated Southerly section line of Section 10, S 89°25'30" E, 1883.15 feet to THE TRUE POINT OF BEGINNING; thence leaving said section line N 20°27'33" W, 1037.69 feet; thence along a tangent curve to the left with a radius of 4832 feet, through a central angle of 20°00'06", an arc length of 1686.83 feet; thence N 40°27'39" W, 1150.77 feet, to above said Westerly section line of Section 10; thence along said section line N 01°20'58" W, 181.56 feet; thence S 40°27'25" E, 100.40 feet; thence S 0°15'02" E, 150.89 feet; thence S 40°27'22" E, 1606.92 feet; thence along a tangent curve to the right with a radius of 1850 feet, through a central angle of 20°01'03" an arc length of 646.34 feet; thence S 20°26'34" E, 1269.74 feet; thence N 89°44'08" E, 103.92 feet; thence S 20°27'09" E, 302.68 feet to said Southerly section line of Section 10; thence along said section line N 89°25'30" W, 123.12 feet to the TRUE POINT OF BEGINNING.

The bearings and distances used in the above description are on the California Coordinate System, Zone 6.

END OF DESCRIPTION

REVIEWED AUGUST 12, 1986 BY BOUNDARY SERVICES UNIT, M. L. SHAFER, SUPERVISOR.

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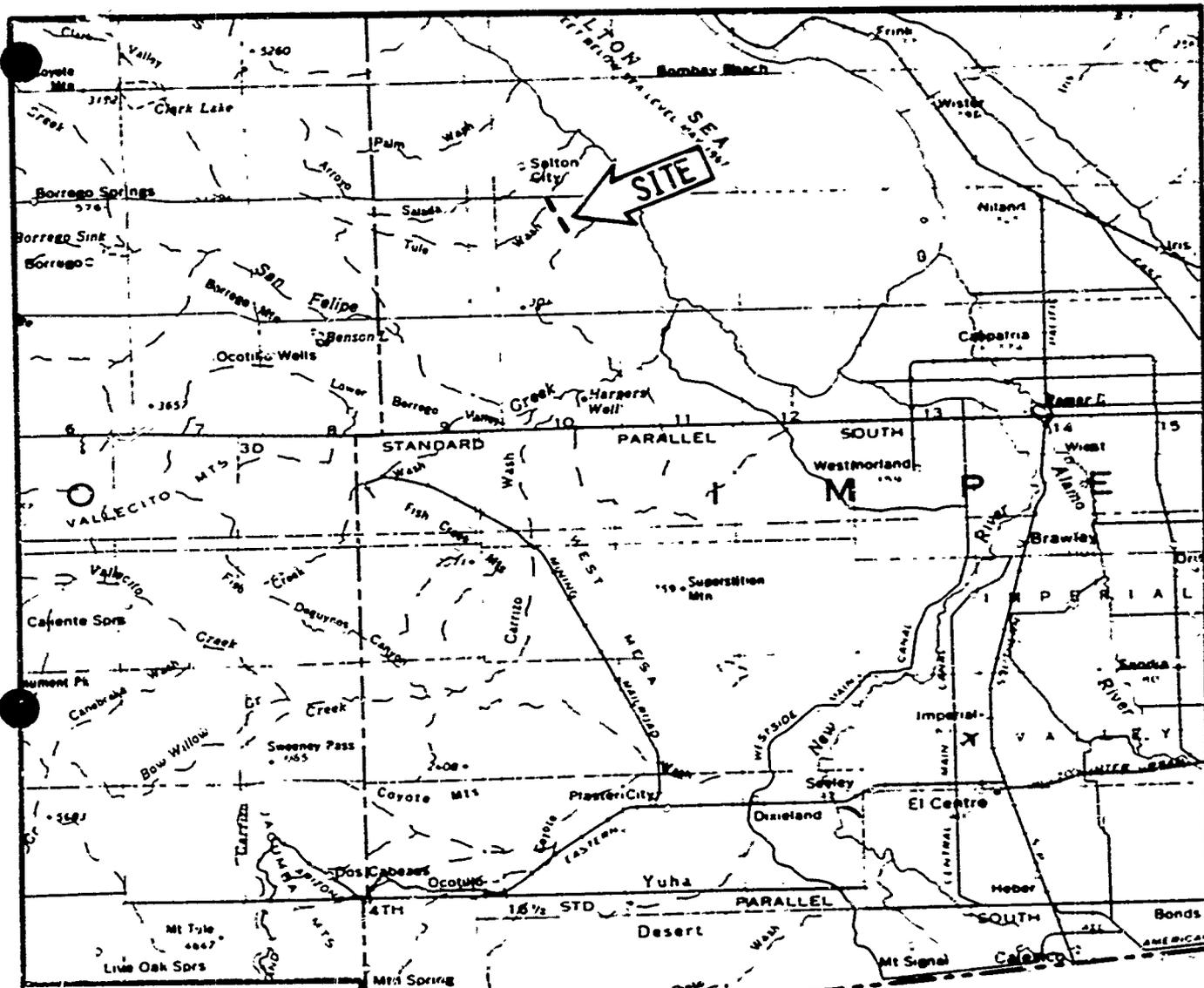


EXHIBIT "B"  
SA 5669



X I C

EXHIBIT "C"

GENERAL PLAN

SA 5669

The State Lands Commission proposes to sell 9.01 acres more or less of State land within portions of Section 4 and 10, Township 11 South, Range 10 East, SBM, near Salton City, Imperial County as described on the attached Exhibit "A". The land will be used for additional right of way by the Department of Transportation for a road widening project along the existing State Route 86.

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