MINUTE ITEM
This Calendar Item No. C9
was approved as Minute Item
No. 9 by the State Lands
Commission by a vote of 2
to 0 at its 6/30/87
meeting.

CALENDAR ITEM

A 1

S 4

C09

06/30/87
WP 6807
Smith, N.

ACCEPTANCE OF QUITCLAIM DEED AND ISSUANCE OF
GENERAL LEASE - RIGHT-OF-WAY USE

LESSEE: Ron R. and Sharon S. Kreceman
6016 Butterfly Avenue
Dunsmir, California 96025

APPLICANT: Jack W. and Hazel R. Grubb
201 Forest Road
Lakehead, California 96051

AREA, TYPE LAND AND LOCATION:
A 0.372-acre parcel of State school land, located in a portion of Section 16, T36N R5W, MDM, near Lakehead, Shasta County.

LAND USE: Water storage tank and pipeline.

TERMS OF ORIGINAL LEASE:
Initial period: Ten years beginning January 1, 1984.

Public liability insurance: Combined single limit coverage of $100,000.

Consideration: $100 per annum; five-year rent review.

TERMS OF PROPOSED LEASE:
Initial period: Ten years beginning July 1, 1987.

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Public liability insurance: Combined single limit coverage of $100,000.

CONSIDERATION: $100.00 per annum; with the State reserving the right to fix a different rental on each fifth anniversary of the lease.

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

APPLICANT STATUS:
Applicant is adjacent land owner.

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: 08/03/87.

OTHER PERTINENT INFORMATION:

1. Mr. and Mrs. Kreceman are quitclaiming Lease PRC 6807 because they sold the land adjacent to lease premises to Mr. and Mrs. Grubb, who, at this time, are requesting issuance of a new lease.

2. As to the quitclaim of Lease PRC 6807, pursuant to the Commission's delegation of authority and the State CEQA Guidelines (14 Cal. Adm. Code 15061), the staff has determined that this activity is exempt from the requirements of the CEQA because the activity is not a "project" as defined by CEQA and the State CEQA Guidelines.

   Authority: P.R.C. 21065 and 14 Cal. Adm. Code 15378.

3. As to the issuance of a new lease, pursuant to the Commission's delegation of authority and the State CEQA Guidelines (14 Cal. Adm. Code 15061), the staff has determined that this activity is exempt from the requirements of the CEQA as a categorical exempt project. The project is exempt under Class 1, Existing Facilities, 2 Cal. Adm. Code 2905(a)(2).

   Authority: P.R.C. 21084, 14 Cal. Adm. Code 15300, and 2 Cal. Adm. Code 2905.

4. This activity involves lands identified as possessing significant environmental values pursuant to P.R.C. 6370, et seq. Based upon the staff's consultation with the persons nominating such lands and through the CEQA review process, it is the staff's opinion that the project, as proposed, is consistent with its use classification.

EXHIBITS:
A. Land Description.
B. Location Map.
C. Quitclaim Deed

IT IS RECOMMENDED THAT THE COMMISSION:

1. AS TO THE QUITCLAIM DEED, FIND THAT THE ACTIVITY IS EXEMPT FROM THE REQUIREMENTS OF THE CEQA PURSUANT TO 14 CAL. ADM. CODE 15061 BECAUSE THE ACTIVITY IS NOT A PROJECT AS DEFINED BY P.R.C. 21065 AND 14 CAL. ADM. CODE 15378.

2. AS TO THE ISSUANCE OF NEW LEASE, FIND THAT THE ACTIVITY IS EXEMPT FROM THE REQUIREMENTS OF THE CEQA PURSUANT TO 14 CAL. ADM. CODE 15061 AS A CATEGORICAL EXEMPT PROJECT, CLASS 1, EXISTING FACILITIES, 2 CAL. ADM. CODE 2905(a)(2).

3. FIND THAT THIS ACTIVITY WILL INVOLVE LANDS IDENTIFIED AS POSSESSING SIGNIFICANT ENVIRONMENTAL VALUES PURSUANT TO P.R.C. 6370, ET SEQ., BUT THAT SUCH ACTIVITY WILL HAVE NO DIRECT OR INDIRECT EFFECT ON SUCH VALUES.

4. ACCEPT QUITCLAIM DEED FROM RON R. AND SHARON S. KRECEMAN AND AUTHORIZE ISSUANCE TO JACK W. AND HAZEL R. GRUBB OF A TEN-YEAR GENERAL LEASE - RIGHT-OF-WAY USE BEGINNING JULY 1, 1987; IN CONSIDERATION OF ANNUAL RENT IN THE AMOUNT OF $100, WITH THE STATE RESERVING THE RIGHT TO FIX A DIFFERENT RENTAL ON EACH FIFTH ANNIVERSARY OF THE LEASE; PROVISION OF PUBLIC LIABILITY INSURANCE FOR COMBINED SINGLE LIMIT COVERAGE OF $100,000; FOR A WATER STORAGE TANK AND PIPELINE ON THE LAND DESCRIBED ON EXHIBIT "A" ATTACHED AND BY REFERENCE MADE A PART HEREOF.

EXHIBIT "A"

LAND DESCRIPTION

W23327

A strip of California State school land in the NW¼ of Section 16, T36N, R5W, MDM, Shasta County, California, said strip lying immediately beneath a water pipeline and tank TOGETHER WITH a use area extending 3 feet on each side of said pipeline and tank, the centerline of said strip being described as follows:

BEGINNING at a point on the north line of said Section 16 from which the north one quarter corner thereof bears easterly 500 feet, more or less; thence southerly along a ridge 2700 feet, more or less, to a point on the south line of the NW¼ of said Section 16 from which the south east corner of said NW¼ bears easterly 400 feet, more or less, last said point being the end of the herein described line.

END OF DESCRIPTION

PREPARED JANUARY 11, 1985 BY BOUNDARY SERVICES UNIT, M. L. SHAFER, SUPERVISOR.

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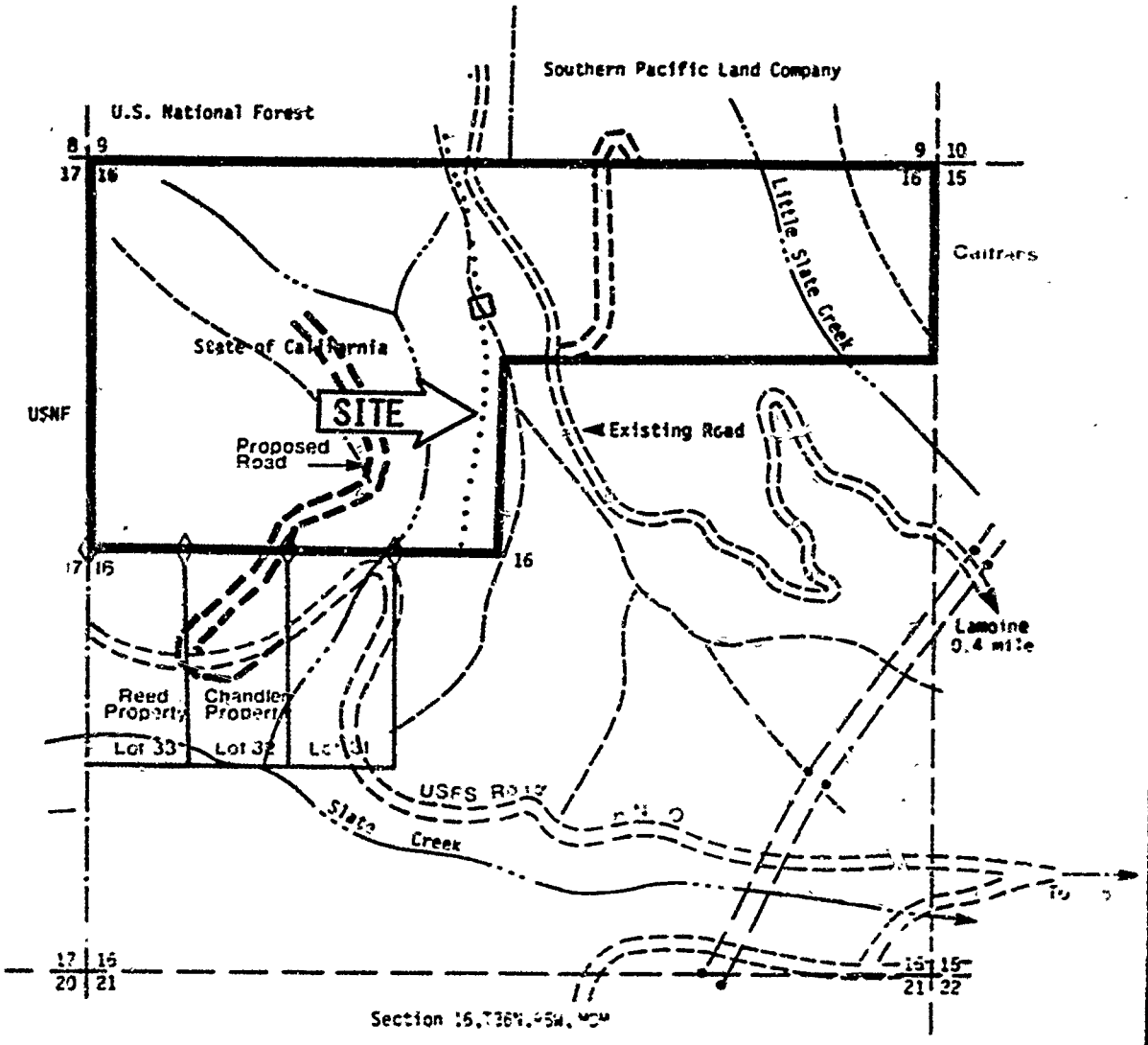

LEGEND

- Boundary of School Land Parcel
- Power Line
- Ridge
- Stream
- Existing Road
- Proposed Road
- ◇ Property Corners Set by State of California
- ☐ Storage Tank
- ..... PVC Pipe

EXHIBIT "B"

W 23327

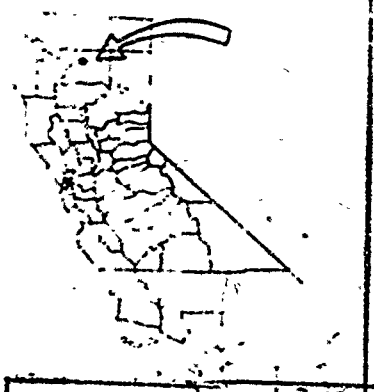

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EXHIBIT "C"

LEASE QUITCLAIM DEED

WHEREAS, pursuant to lease designated PRC 6807.2, entered into on November 21, 1985, by and between the State of California, acting by and through the State Lands Commission, as Lessor, and Ron R. Kreceman and Sharon S. Kreceman, as Lessee, said Lessee was granted for a term of ten (10) years, commencing January 1, 1984, the right to use the property herein described, for certain purposes specified in said lease; and

WHEREAS, pursuant to Paragraph 14 of said lease, Lessee agreed to execute and deliver to State a good and sufficient quitclaim deed on the last day of said term or sooner termination of said lease.

NOW, THEREFORE, Ron R. Kreceman and Sharon S. Kreceman do hereby remise, release, and forever quitclaim unto the State of California any and all right, claim, title, or interest arising by virtue of or pursuant to that certain lease designated PRC 6807.2, entered into on November 21, 1985, respecting lands located in Shasta County, State of California, and described as follows:

A strip of California State school land in the NW1/4 of Section 16, T36N, R5W, MDM, Shasta County, California, said strip lying immediately beneath a water pipeline and tank TOGETHER WITH a use area extending 3 feet on each side of said pipeline and tank, the centerline of said strip being described as follows:

> BEGINNING at a point on the north line of said Section 16 from which the north one quarter corner thereof bears easterly 500 feet, more or less; thence southerly along a ridge 2700 feet, more or less, to a point on the south line of the NW1/4 of said Section 16 from which the south east corner of said NW1/4 bears easterly 400 feet, more or less, last said point being the end of the herein described line.

RON R. KRECEMAN Date

SHARON S. KRECEMAN Date

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