MINUTE ITEM
This Calendar Item No. C32
was approved as Minute Item
No. C32 by the State Lands
Commission by a vote of 3
to 0 at its 8-22-90
meeting.

CALENDAR ITEM

A 20

S 11

C 3 2

08/22/90
W 22319
BLA 141
Okikawa

APPROVAL OF AMENDMENT OF SETTLEMENT AGREEMENT
FOR PURPOSES OF RELOCATING AN EXISTING
ROAD EASEMENT

PARTIES: Redwood Shores
3 Twin Dolphin Drive
Suite 200
Redwood City, CA 94065-1081

Redwood Shores, Inc. has asked the State Lands Commission to relocate two public road easements previously granted to the State by a Corporation grant deed executed on November 16, 1979, and recorded on December 27, 1979 in the Official Records of San Mateo County. The easements are intended to provide public access along roads within a proposed subdivision to State owned lands in and along Belmont and Steinberger Sloughs. The easements were granted to the State pursuant to Boundary Line Agreement 141, entered into by the State and Mobil Oil Estates (Redwood) Limited. The Corporation Grant Deed dated November 16, 1979, provided that the easements are relocatable at the "sole discretion" of the grantor to a new location which shall allow the "same use". These "relocatable easements" are described in Exhibit "A" and depicted in Exhibit "B".

Redwood Shores, Inc. proposed to replace the relocatable easements with a fifty-five foot wide road easement (hereinafter "proposed easement") connecting an existing dedicated public road from Redwood Shores Parkway to Marina Parkway and extending Marina Parkway to lands adjacent to Belmont Slough. The proposed easements are described in Exhibit "C" and are depicted in Exhibit "B".

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Staff of the State Lands Commission has conducted a study of the evidence to assure that the proposed easement will provide the "same use". The proposed easement provides roadway access from the same general locations to substantially the same areas as the relocatable easements.

The staff of the State Lands Commission is of the opinion that the proposed easement will provide the same type and extent of public access as the relocatable easements, and therefore recommends to the Commission that the State quitclaim to Redwood Shores, Inc. all right, title and interest in the relocatable easements described in Exhibit "A" and depicted in Exhibit "B", in exchange for the proposed road easement described in Exhibit "C" and depicted in Exhibit "B".

AB 884: N/A

OTHER PERTINENT INFORMATION:

1. Pursuant to the Commission's delegation of authority and the State CEQA Guidelines (14 Cal. Code Regs. 15061), the staff has determined that this activity is exempt from the requirements of the CEQA as a statutorily exempt project. The project is exempt because it involves settlements of title and boundary problems.

   Authority: P.R.C. 21080.11.

EXHIBITS:

A. Land Description, Relocatable Easements.
B. Location Map, Relocatable Easements and Proposed Easement.
C. Land Description, Proposed Easement.

IT IS RECOMMENDED THAT THE COMMISSION:

1. FIND THAT THE ACTIVITY IS EXEMPT FROM THE REQUIREMENTS OF THE CEQA PURSUANT TO 14 CAL. CODE REGS. 15061 AS A STATUTORILY EXEMPT PROJECT PURSUANT TO P.R.C. 21080.11, SETTLEMENT OF TITLE AND BOUNDARY PROBLEMS.

2. APPROVE THE QUITCLAIM TO REDWOOD SHORES, INC. OF ALL RIGHT TITLE AND INTEREST IN THE RELOCATABLE ROAD EASEMENTS DESCRIBED IN EXHIBIT "A" AND DEPICTED IN EXHIBIT "B" ATTACHED HERETO IN EXCHANGE FOR THE PROPOSED ROAD EASEMENT DESCRIBED IN EXHIBIT "C" AND DEPICTED IN EXHIBIT "B" ATTACHED HERETO, AND AUTHORIZE STAFF TO TAKE ALL NECESSARY STEPS TO ACCOMPLISH THIS EXCHANGE OF EASEMENTS INCLUDING, BUT NOT LIMITED TO, EXECUTION, ACCEPTANCE AND RECORDATION OF ALL DOCUMENTS.

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April 18, 1990

Job No. RR0504-00

LEGAL DESCRIPTION

EXHIBIT "A"

The State of California, acting by the through the State Lands Commission, hereby quitclaims all right, title, and interest to those certain rights of way for public road purposes to Redwood Shores Properties, a California Joint Venture General Partnership, more particularly described as follows:

Those certain rights of way for public road purposes as granted by Mobil Oil Estates (Redwood) Limited to the State of California in that certain document entitled "Phelps Slough Boundary and Exchange Agreement B.L.A. 141" recorded in Volume 6557 of Official Records of San Mateo County at Page 633 through and including Page 717, and being a portion of Parcel S-1 as cited in said document, more particularly described as follows:

"TOGETHER with a right of way for public road purposes (55 feet wide) over and across those road easements as described in Deed recorded December 12, 1942 in Book 1039 of Official Records at Page 297 (File No. 70820E) and in Deed recorded April 18, 1949 of Official Records at Page 670 (File No. 860121H), Records of San Mateo County, California. Said above described right of way being bounded on the Southwest by Shell Parkway as shown on map of Marlin Subdivision No. 1 recorded in Book 69 of Maps at Page 43 in said Recorder's office and bounded on the Northeast by that Pacific Gas and Electric Company easement as described in Deed recorded in Book 5112 of Official Records at Page 339, Records of San Mateo County, California; and also a right of way for public road purposes over and across the Southwesterly 50 feet of that Pacific Gas and Electric Company easement as described in Deed recorded in Book 5112 of Official Records at Page 339 (File No. 38612Z), Records of San Mateo County, California. Said above described right of way being bounded on the Southeast by that course described as North 15°47'05" West 110.00 feet and on the Northwest by that course described as South 36°19'10" West 280.98 feet as said courses are herein above described in parcel S-1."

PRB:bc

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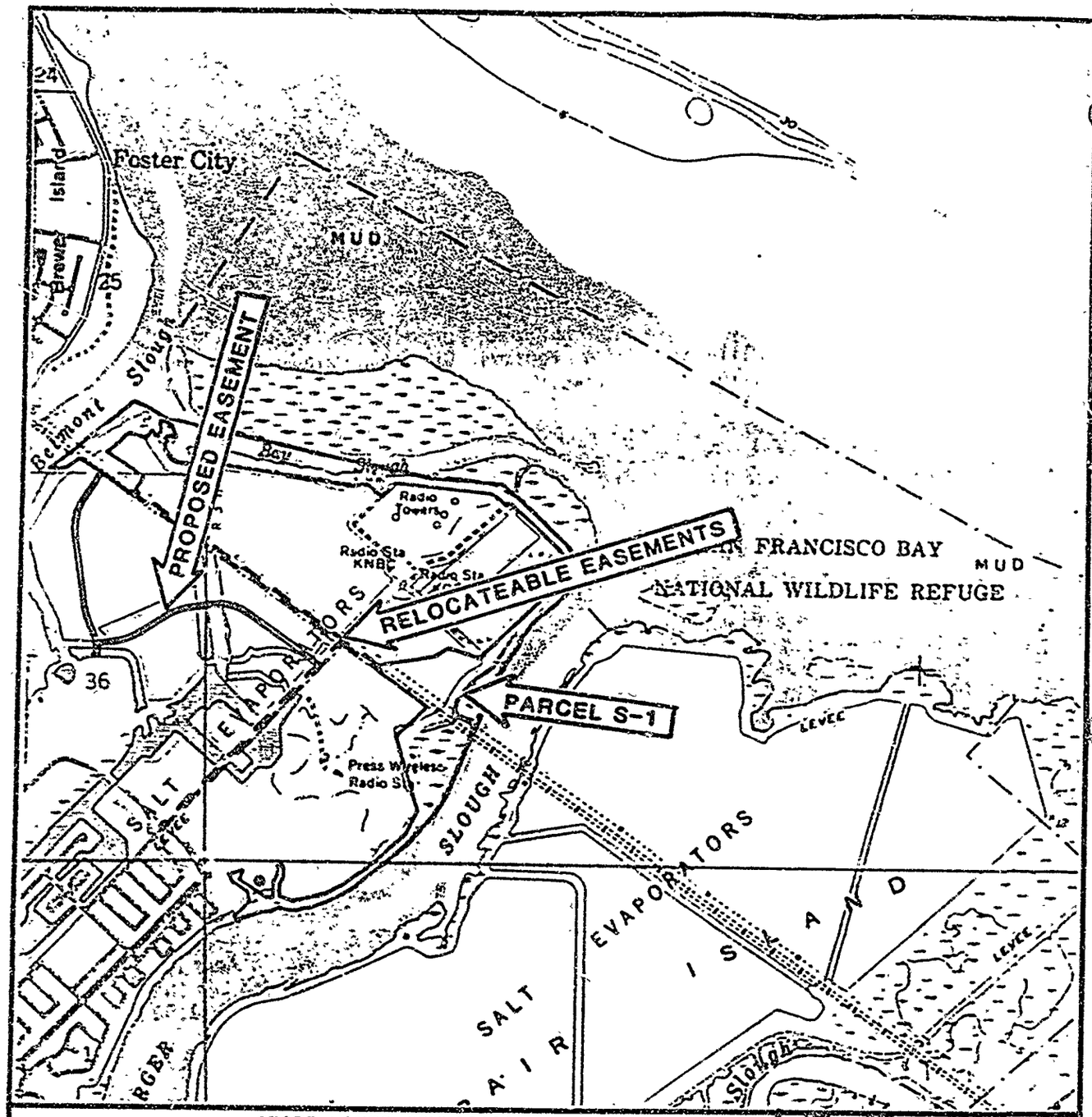
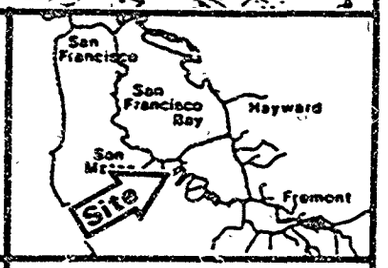


STATE LANDS COMMISSION
PROPOSED EASEMENT
RELOCATEABLE EASEMENTS

A Portion OF USGS Quadrangle
REDWOOD POINT, 1959, Photorevised 1980



Prepared by: D. Crum	Date: 8/10/1990 A:20 S:11	Exhibit B
Title Study: REDWOOD SHORES	W 22319	Z3 -N38-E149

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Brian Kangas Foulk

Consulting Engineers
1440 Price Avenue
Redwood City, CA 94063
415 365-0412
FAX 415 365 1260

August 13, 1990

Job No. RR514-0

LEGAL DESCRIPTION

A strip of land 55 feet wide, the centerline of which is more particularly described as follows;

Parcel 1

BEGINNING at a point on the most Northerly right-of-way line of Shearwater Parkway as said right-of-way is shown on that map recorded in Volume 121 of Subdivision Maps at Page 2, San Mateo County Records;

Thence, South 44°32'55" West along said right-of-way line 43.00 feet to the TRUE POINT OF BEGINNING of this description;

Thence leaving said right-of-way line Northwesterly along a 600.00 foot radius curve to the left, whose radius point bears South 44°32'55" West, through a central angle of 08°13'45", a distance of 86.18 feet;

Thence, North 53°40'50" West 1,069.14 feet;

Thence, along a 600.00 radius tangent curve to the left, through a central angle of 43°36'57" a distance of 456.74 feet;

Thence, South 82°42'13" West 328.06 feet;

Thence, along a 860.00 foot radius tangent curve to the left, through a central angle of 25°00'35" a distance of 375.39 feet;

Thence, South 57°41'38" West 392.28 feet;

Thence, along an 860.00 foot radius tangent curve to the right, through a central angle of 24°31'36", a distance of 368.14 feet;

Thence, South 82°13'14" West 246.09 feet to a point for convenience called Point "A";

Thence, Northerly along a 763.00 foot radius curve to the left, whose radius point bears South 82°12'55" West, through a central angle of 19°37'55", a distance of 261.44 feet to a point of reverse curvature;

Thence, along a 750.00 foot radius tangent curve to the right, through a central angle of 20°07'13", a distance of 263.37 feet;

Thence, North 07°17'47" West 975.34 feet;

Thence, along a 800 foot radius tangent curve to the right, through a central angle of 41°41'46", a distance of 582.19 feet;

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EXHIBIT "C"

Thence, North 34°23'59" East 387.42 feet, more or less, to a point on the Southwesterly boundary line of Parcel "S-1" as described in that certain boundary and exchange agreement recorded in Volume 6557 of Official Records of San Mateo County at Page633, said point also being on the Southwesterly line of that certain Pacific Gas and Electric easement as recorded in Volume 5112 of Official Records of San Mateo County at Page 339.

Parcel 2

Beginning at Point "A", said point being an angle point on the centerline of aforementioned Parcel 1;

Thence from said POINT OF BEGINNING South 7°46'46" East 42.12 feet;

Thence along the arc of a 764.16 foot radius curve to the right, tangent to a line which bears South 4°37'31" East through a central angle of 11°19'44", an arc distance of 151.09 feet;

Thence South 6°42'13" West 8.57 feet to a point on the Northerly line of Marine Parkway as shown on 118 of Maps, Page 59, San Mateo County Records.

RFM:ph

THIS DESCRIPTION HAS BEEN REVIEWED BY THE STAFF OF BOUNDARY INVESTIGATION UNIT 4, RAND LA FORCE, SUPERVISOR; AUGUST 15, 1990.

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