

CALENDAR ITEM

14

MINUTE ITEM
This Calendar Item No. 14
was approved as Minute Item
No. 14 by the State Lands
Commission by a vote of 2
to 0 at its 6-21-93
meeting.

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PRC 3913

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GENERAL LEASE - RIGHT-OF-WAY USE

Applicant:

Conoco, Inc.
600 No. Dairy Ashford, PR 3026
Houston, Texas 77079

AREA, TYPE LAND AND LOCATION:

2.08 acres, tide and submerged lands, Santa Barbara Channel,
near Pitas Point, Ventura County.

LAND USE:

Maintenance of existing seawater intake lines and waste
water outfall line.

EXPIRED LEASE TERMS:

Lease period:
Ten years beginning March 1, 1983.

Provisions re: additional periods:
Two successive periods of ten years each.

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

Consideration:
\$1,822.50 per annum; five-year rent review.

PROPOSED LEASE TERMS:

Lease period:
20 years beginning March 1, 1993.

Surety bond:
\$100,000.

Public liability insurance:
Combined single limit coverage of \$1,000,000.

CONSIDERATION:

\$1,822.50 per annum; with the State reserving the right to
fix a different rental on each fifth anniversary of the
lease.

CALENDAR PAGE	138
MINUTE PAGE	1133

CALENDAR ITEM NO. 14 (CONT'D)

BASIS FOR CONSIDERATION:

Pursuant to 2 Cal. Code Regs. 2003.

APPLICANT STATUS:

Applicant is lessee of upland.

PREREQUISITE CONDITIONS, FEES AND EXPENSES:

Filing fee and processing costs have been received.

STATUTORY AND OTHER REFERENCES:

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

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

AB 884:

N/A

OTHER PERTINENT INFORMATION:

1. 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.
2. 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 categorically exempt project. The project is exempt under Class 1, Existing Facilities.

Authority: P.R.C. 21084, 14 Cal. Code Regs. 15300, and 2 Cal. Code Regs. 2905 (0)(2).

3. The Applicant's 12"-diameter water intake lines are used to provide seawater to an upland purification plant. The 12"-diameter waste water outfall line is inoperative and is not currently needed by the applicant. The newly proposed lease agreement provides that any plan to reactivate the outfall line, or any other proposed disposition thereof, shall be presented to the Commission for review and approval.

CALENDAR PAGE	139
MINUTE PAGE	1133.1

CALENDAR ITEM NO. 14 (CONT'D)

APPROVALS OBTAINED:

None.

EXHIBITS:

- A. Land Description
- B. Site Map
- C. Location Map

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 CATEGORICALLY EXEMPT PROJECT, CLASS 1, EXISTING FACILITIES, 2 CAL. CODE REGS. 2905(a)(2).
2. FIND THAT THIS ACTIVITY IS CONSISTENT WITH THE USE CLASSIFICATION DESIGNATED FOR THE LAND PURSUANT TO P.R.C. 6370, ET SEQ.
3. AUTHORIZE ISSUANCE TO CONOCO, INC. OF A 20-YEAR GENERAL LEASE - RIGHT-OF-WAY USE BEGINNING MARCH 1, 1993; IN CONSIDERATION OF ANNUAL RENT IN THE AMOUNT OF \$1,822.50, WITH THE STATE RESERVING THE RIGHT TO FIX A DIFFERENT RENTAL ON EACH FIFTH ANNIVERSARY OF THE LEASE; PROVISION OF A \$100,000 SURETY BOND; PROVISION OF PUBLIC LIABILITY INSURANCE FOR COMBINED SINGLE LIMIT COVERAGE OF \$1,000,000; FOR TWO EXISTING SEAWATER INTAKE LINES AND ONE WASTE WATER OUTFALL LINE ON THE LAND DESCRIBED ON EXHIBIT "A" ATTACHED AND BY REFERENCE MADE A PART HEREOF.

EXHIBIT "A"

LAND DESCRIPTION

P 3913

Those portions of three strips of tidelands or submerged lands in the Santa Barbara Channel, Ventura County, each being 50 feet in width and partially overlapping, which lie seaward of the ordinary high water mark along the mainland shoreline of said channel, the centerlines of said strips being described as follows:

BEGINNING at a point on the southwesterly right-of-way of the State Highway (U. S. 101) which bears S 15° 45' 25" E, 3517.37 feet from U.S.C. & G.S. triangulation station "JACK", said triangulation station having coordinates of X = 1,586,815.40 and Y = 303,664.98; thence S 36° 08' 10" W, 43.00 feet to reference point E; thence from reference point E: the first right-of-way centerline bears S 46° 53' 42" W, 730.00 feet; the second right-of-way centerline bears S 25° 22' 38" W, 680.00 feet; and the third right-of-way centerline bears S 35° 49' 00" W, 550.00 feet.

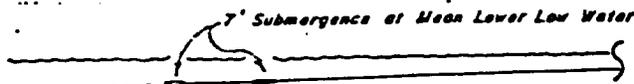
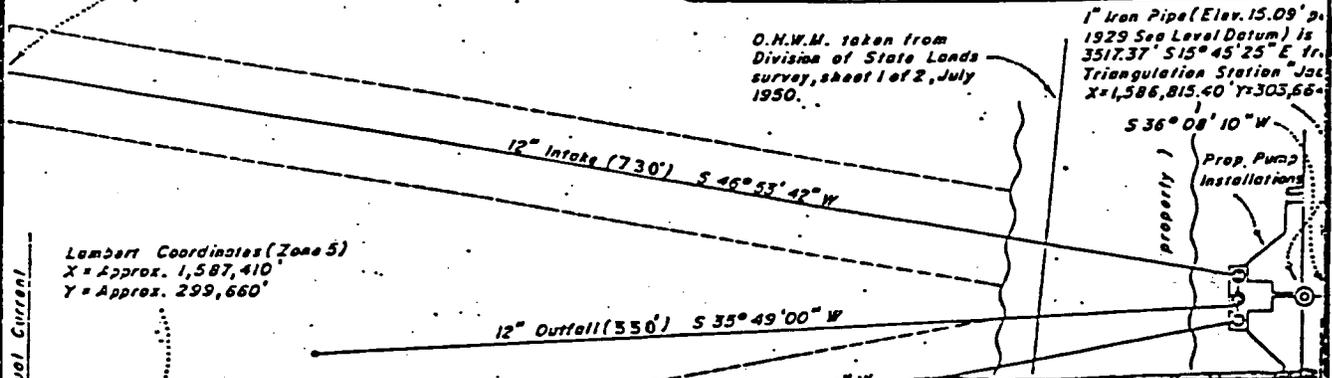
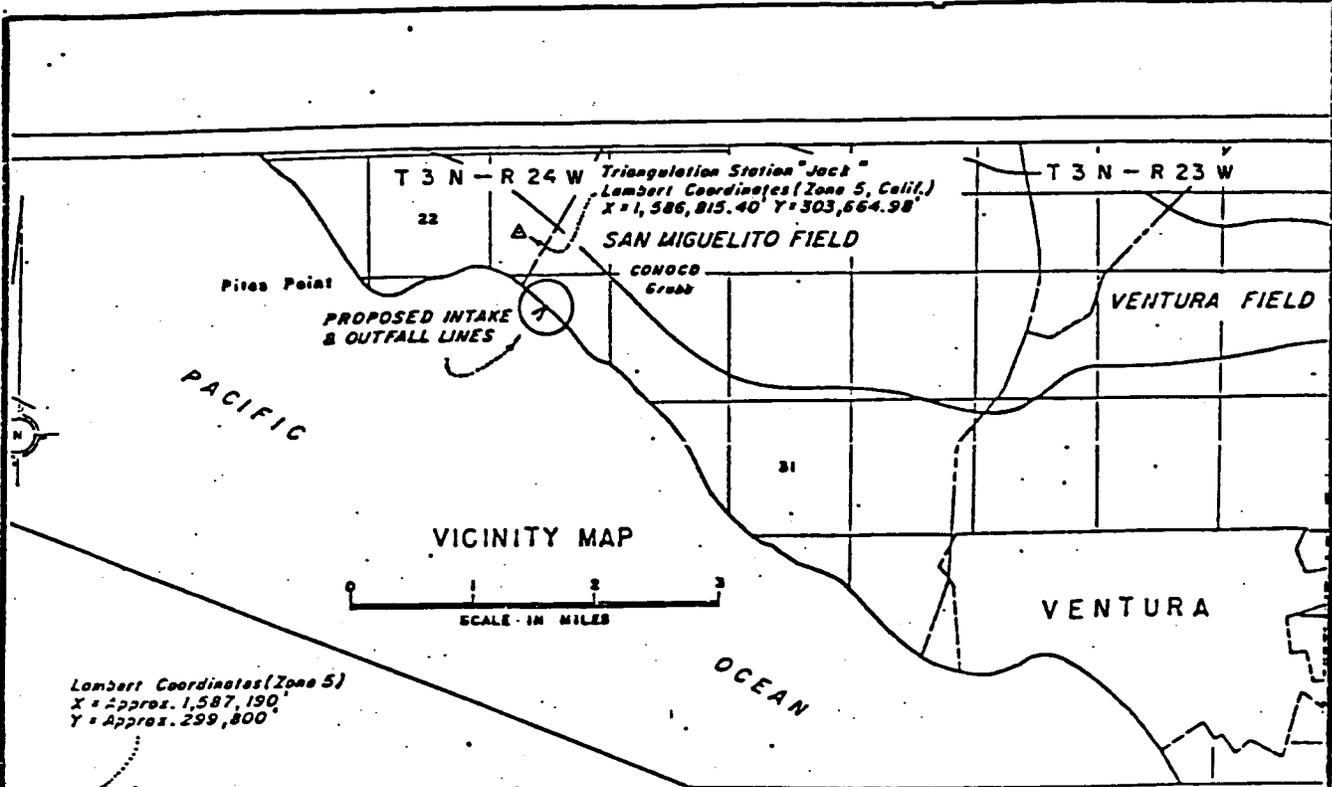
This description is based on the California Coordinate System, Zone 5.

END OF DESCRIPTION

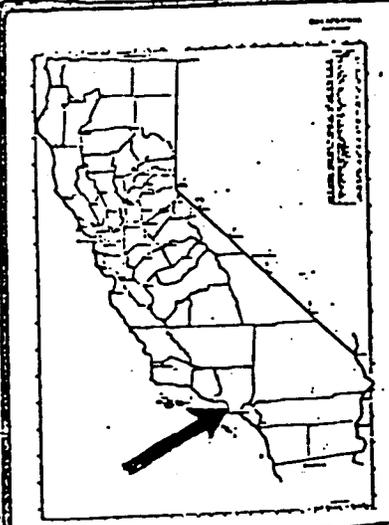
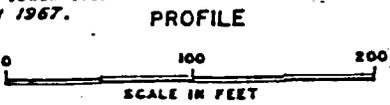
Revised March 3, 1983

June 3, 1993

CALENDAR PAGE	141
MINUTE PAGE	1135



Bearings & Distances shown taken from Lewis & Lewis survey, August 1967.



PROPOSED	CALENDAR PAGE	142
SEA WALL	P 3913	
GRUBB	MINUTE PAGE	1136
R.S. Moore		

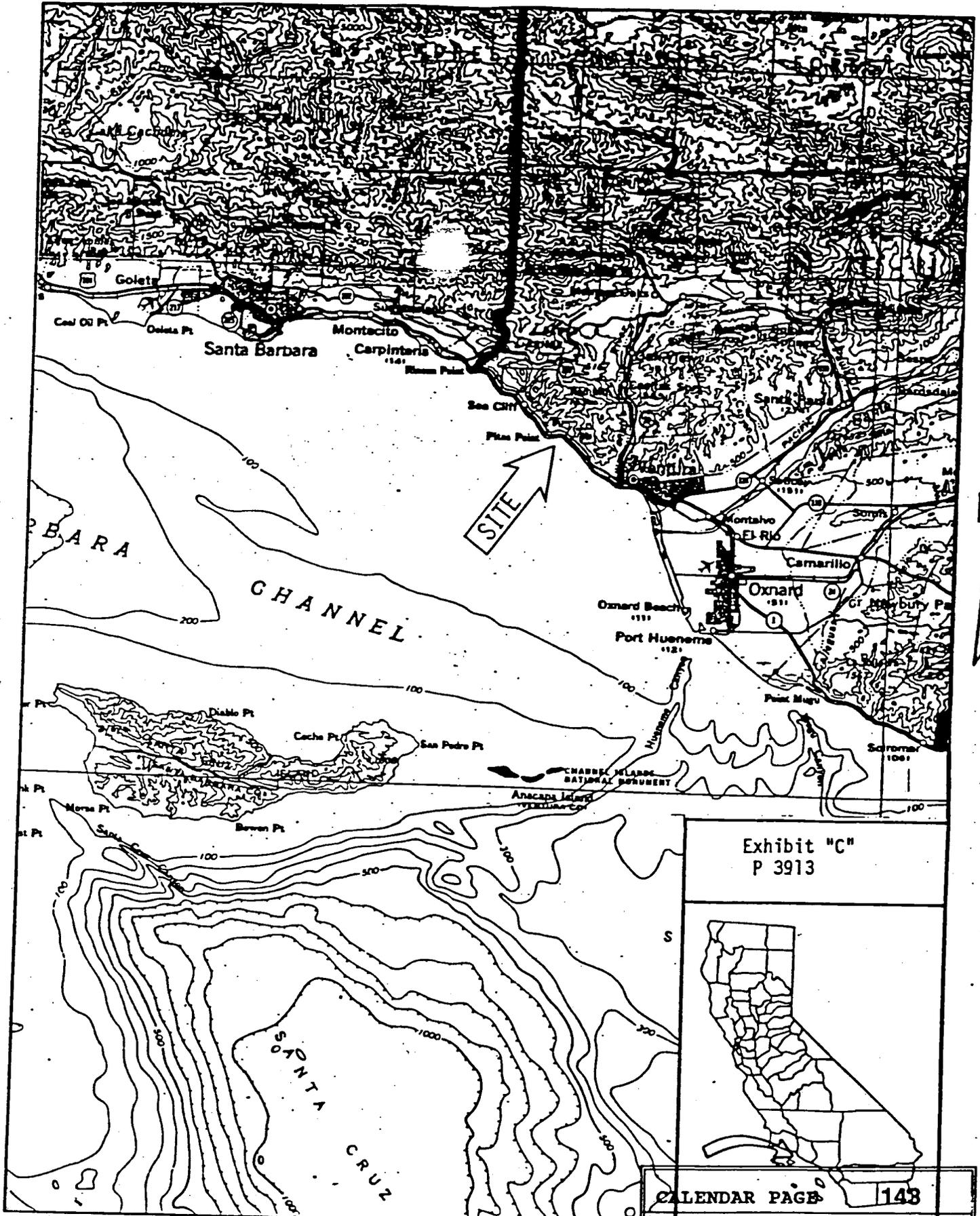


Exhibit "C"
P 3913



CALENDAR PAGE 143

MINUTE PAGE 137