

MINUTE ITEM

19

A 34

S 17

12/16/98
WP 4013.1
B. Dugal

CABIN BAR RANCH/ANHEUSER-BUSCH BEVERAGE GROUP, INC.

(APPLICANTS)

PULLED PRIOR TO COMMISSION MEETING.

Item attached

CALENDAR PAGE _____
MINUTE PAGE 004148

**CALENDAR ITEM
C19**

A 34
S 17

12/16/98
WP 4013.1
B. Dugal

GENERAL LEASE - GRAZING USE

LESSEE:

Cabin Bar Ranch/Anheuser-Busch Beverage Group, Inc.
One Busch Place, BPI- CLAY
St. Louis, Missouri 63118

AREA, LAND TYPE, AND LOCATION:

710 acres, more or less, of sovereign lands in the dry lake bed of Owens Lake, near the town of Cartago, Inyo County.

AUTHORIZED USE:

Cattle grazing.

LEASE TERM:

Ten years, beginning January 18, 1998.

CONSIDERATION:

\$500 per year; with the State reserving the right to fix a different rent periodically during the lease term, as provided in the lease.

SPECIFIC LEASE PROVISIONS:

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

OTHER PERTINENT INFORMATION:

1. Applicant owns the lands adjoining the lease premises.
2. Lease PRC 4013.1 was issued to Cabin Bar Ranch Partnership. Cabin Bar Ranch Partnership was acquired by Anheuser-Busch and is now a wholly-owned subsidiary of Anheuser-Busch Beverage Group, Inc.
3. Lease PRC 4013.1 expired May 17, 1988, however, the property continued to be used for cattle grazing.

CALENDAR ITEM NO. C19 (CONT'D)

4. Busch has paid rent in the amount of \$4,834.24 which would have accrued for the period of May 18, 1988 through January 17, 1998.
5. During the lease application process, CSLC staff inspected the lease area and consulted with staff of the Department of Fish and Game. Sensitive habitats, (nesting habitats, springs, and plant communities) were identified by CSLC staff along the shore of Owens Lake. Special lease provisions have been incorporated into the proposed lease to prevent or reduce disturbance to these sensitive habitats. These sensitive areas may be assessed annually by CSLC staff and, if conditions warrant, the special lease provisions will be modified.
6. Pursuant to the Commission's delegation of authority and the State CEQA Guidelines (Title 14, California Code of Regulations, section 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 4, Minor Alteration to Land; Title 2, California Code of Regulations section 2905(d)(1).

EXHIBITS:

- A. Vicinity Map.
- B. Location Map
- C. Lease Description

PERMIT STREAMLINING ACT DEADLINE:

N/A.

RECOMMENDED ACTION:

IT IS RECOMMENDED THAT THE COMMISSION:

CEQA FINDING:

FIND THAT THE ACTIVITY IS EXEMPT FROM THE REQUIREMENTS OF THE CEQA PURSUANT TO TITLE 14, CALIFORNIA CODE OF REGULATIONS, SECTION 15061, AS A CATEGORICALLY EXEMPT PROJECT, CLASS 4, MINOR ALTERATION TO LAND; TITLE 2, CALIFORNIA CODE OF REGULATIONS, SECTION 2905(d)(1).

AUTHORIZATION:

AUTHORIZE: 1)THE ACCEPTANCE OF THE SUM OF \$4,824.24 AS

CALENDAR ITEM NO. C19 (CONT'D)

RENTAL PAYMENT IN FULL FOR THE PERIOD OF MAY 18, 1988 THROUGH JANUARY 17, 1998 AND WAIVE ANY PENALTY AND INTEREST WHICH MAY HAVE ACCRUED; AND 2)ISSUANCE TO CABIN BAR RANCH/ANHEUSER-BUSCH BEVERAGE GROUP, INC., OF A GENERAL LEASE - GRAZING USE, BEGINNING JANUARY 18, 1998, FOR A TERM OF TEN YEARS, FOR CATTLE GRAZING ON THE LAND SHOWN ON EXHIBIT B ATTACHED AND BY THIS REFERENCE MADE A PART HEREOF; ANNUAL RENT IN THE AMOUNT OF \$500, WITH THE STATE RESERVING THE RIGHT TO FIX A DIFFERENT RENT PERIODICALLY DURING THE LEASE TERM, AS PROVIDED IN THE LEASE; COMBINED SINGLE LIMIT COVERAGE OF NO LESS THAN \$1,000,000.

CALENDAR PAGE	80
MINUTE PAGE	004151

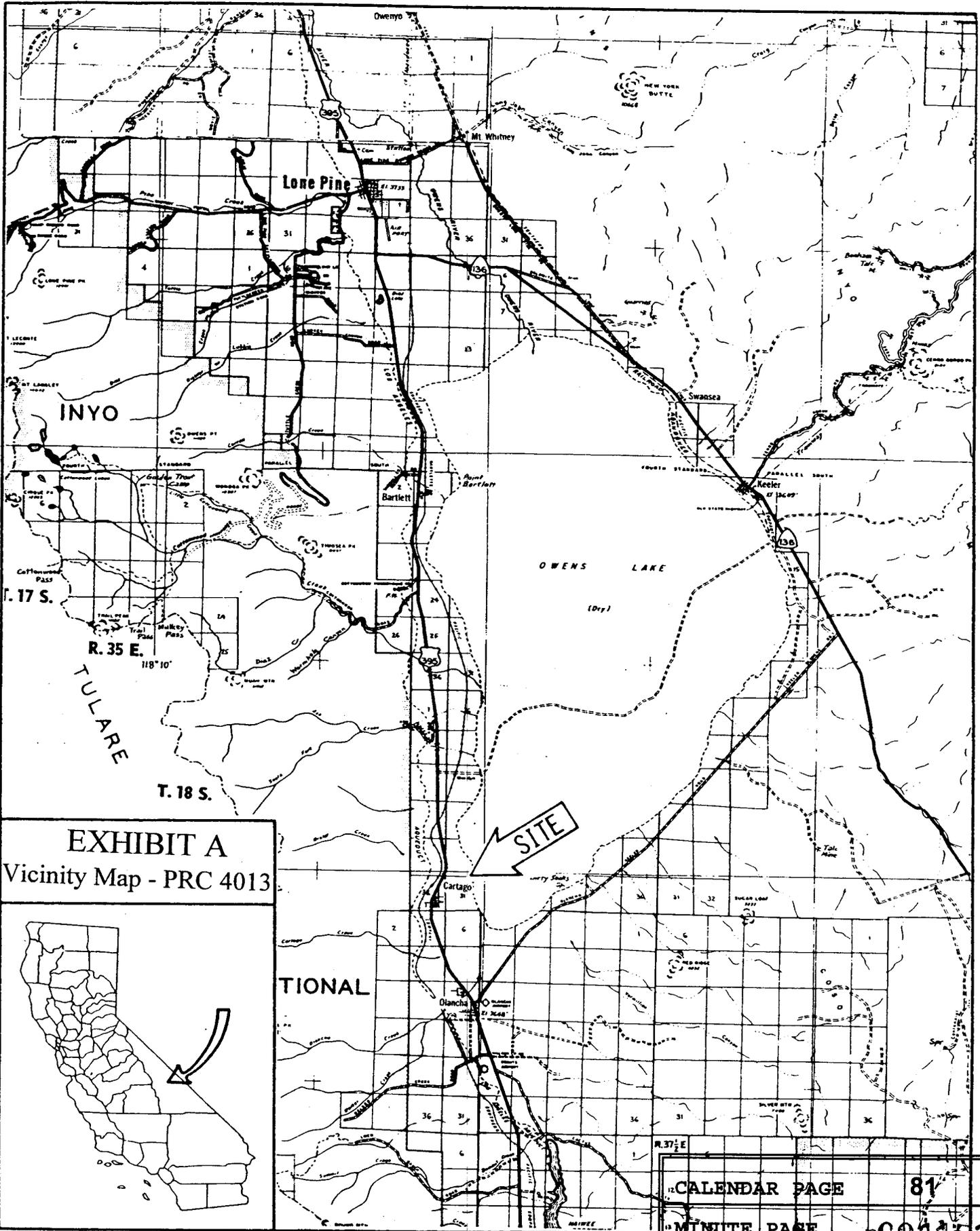


EXHIBIT A
Vicinity Map - PRC 4013



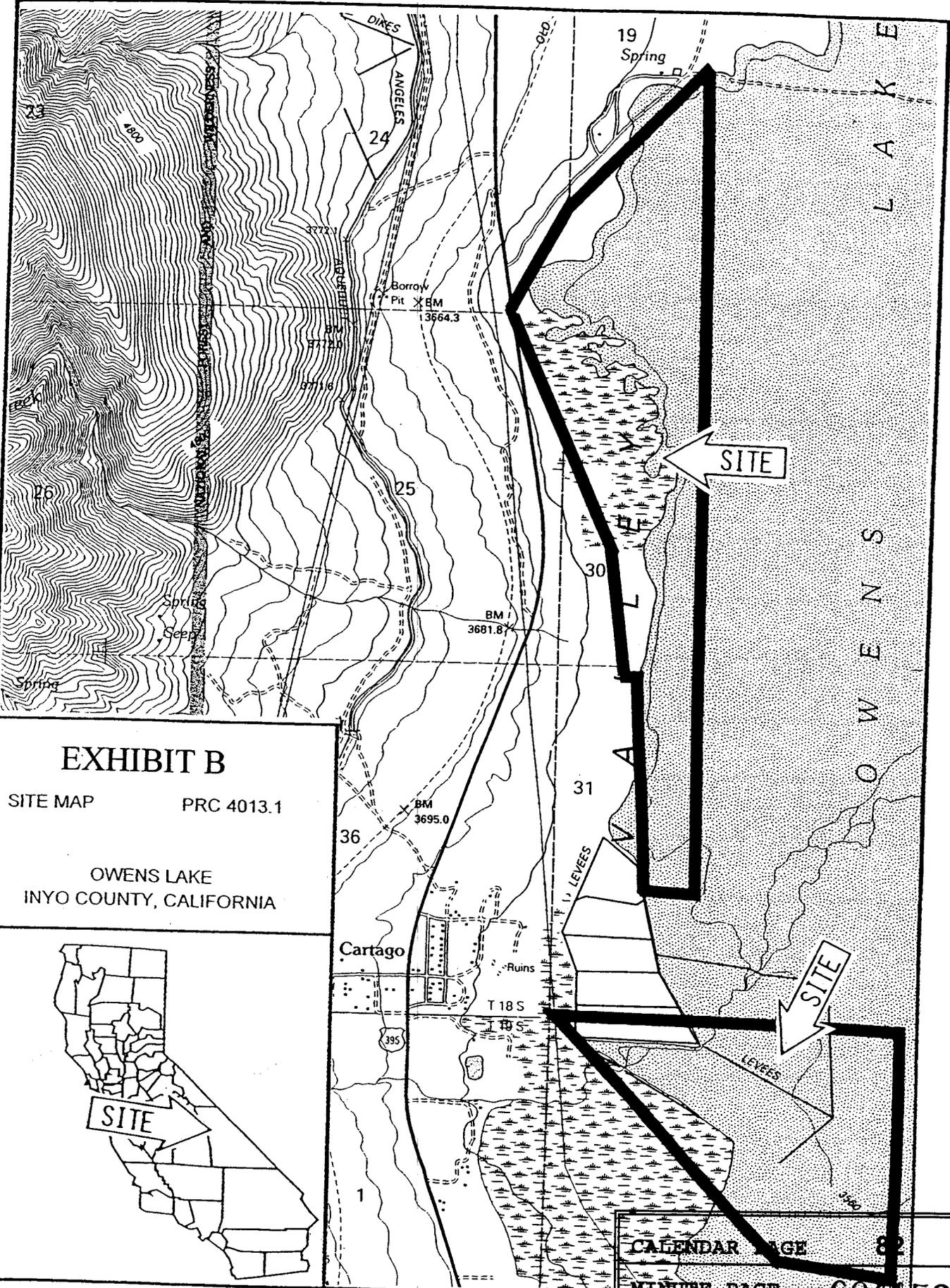


EXHIBIT B

SITE MAP PRC 4013.1

OWENS LAKE
INYO COUNTY, CALIFORNIA



CALENDAR PAGE 82
MINUTE PAGE 024153
CNP 97



EXHIBIT C
LAND DESCRIPTION

PRC 4013

Two parcels of land in the bed of Owens Lake, Inyo County, California, described as follows:

PARCEL 1

All of the recession lands lakeward of the United States Meander Line of Owens Lake in the E1/2 of the SE1/4 of Section 24 and in the E1/2 of the NE1/4 of Section 25, T18S, R36E, MDM: in the W1/2 of the W1/2 and the W1/2 of the E1/2 of the W1/2 of Sections 19, 30, and 31, T18S, R37E, MDM.

EXCEPTING THEREFROM that portion of Lake Land Location No. 2218 lying in said Section 31.

PARCEL 2

All of the recession lands in Section 6, T19S, R37E, MDM, lying lakeward of the United States Meander Line of Owens Lake, containing 290 acres more or less.

END DESCRIPTION

REVISED FEBRUARY 24, 1984 BY BOUNDARY AND TITLE UNIT, LEROY WEED, SUPERVISOR.

CALENDAR PAGE 83

MINUTE PAGE 004154