

7. (W. O. 164 - City of Napa application for 0.15 acres of tide and submerged land in the Napa river for public mooring of pleasure craft) The Commission was informed that the City of Napa through the City Engineer has applied for an area within the City limits upon which piles have been driven and floating docks attached thereto. No commercial use of the area is contemplated. The owners of adjacent property have advised they have no objection to the installation.

Upon motion duly made and unanimously carried, a resolution was adopted authorizing the Executive Officer to issue a revocable permit at no consideration to the City of Napa for the use of 0.15 acres of tide and submerged lands on the west side of the Napa river for the purpose of maintaining a public mooring for pleasure craft.

8. (Mokelumne River, San Joaquin County - Pipeline easement application - Pacific Gas and Electric Company - W. O. 314) The Commission was informed that an application has been received for a 50-foot right-of-way easement 100 feet long for a gas transmission pipeline extending between Las Vinas and Lodi to pass under the Mokelumne River in Section 21, T. 4 N., R. 6 E., M.D.M. lying 4.5 miles northerly of Lodi, San Joaquin County. Pursuant to Rule 2023 the annual rental for this area would be \$42.00.

Upon motion duly made and unanimously carried, a resolution was adopted authorizing the issuance of a 15 year right-of-way easement to the Pacific Gas and Electric Company for transmission of gas over a 50 foot right-of-way, 100 feet in length, to cross the Mokelumne River in Section 21, T. 4 N., R. 6 E., M.D.M., at an annual rental of \$42.00 in accordance with the established policy of the Commission. The bond requirement of said easement to be covered by the applicant's existing blanket bond.

9. (Application for tide and submerged land lease - Richmond San Rafael Ferry and Transportation Company - Pt. San Quentin, Marin County, W. O. 225) The Commission was informed that an application has been received from the Richmond and San Rafael Ferry and Transportation Company for lease on approximately 5.14 acres of tide and submerged land for a term of 23 years and seven months. The land is to be occupied by a new trestle and ferry terminal at Point San Quentin and to be used in connection with the Richmond-San Rafael ferry of this Company. Appraisal of this land indicates the 5.14 acres to have a value of \$2,570. In building the new ferry pier the applicants have agreed to remove the old existing installation.

Upon motion duly made and unanimously carried, a resolution was adopted authorizing the issuance of a lease of tide and submerged lands on 5.14 acres adjacent to Point San Quentin to Richmond and San Rafael Ferry and Transportation Company for a period of approximately 23 years and 7 months or until December 31, 1971 at an annual rental of \$154.20 with the right of the transportation company to renew the lease for a period of an additional 25 years at such terms and conditions as shall be fixed by the State at the time of renewal. Said agreement to provide that the transportation company shall have the right of assignment of the lease after having obtained prior written consent of the State and to further provide for the filing of the \$30,000 bond to guarantee performance under the lease except the payment of rental but including the requirement that the facilities

constructed shall be removed at the expiration of the lease or any extension thereof.

It was further authorized that upon execution by the State of this lease the Executive Officer execute on behalf of the Commission a consent permitting the lessee "to assign, pledge, hypothecate or mortgage the leasehold and the ferry wharf to be constructed and slips situated on the leased land, to Pacific Mutual Life Insurance Company, a corporation, as security for a construction loan, the proceeds of which shall be used by the applicant to construct the facilities applicant plans to erect on the leased land."

10. (Application for lease of tide and submerged lands - Point Orient - San Francisco Bay - Standard Oil Company - W. O. 38) The Commission was informed on March 4, 1947 authorization was given for the issuance of a 15 year lease to the Standard Oil Company on 11.567 acres of tide and submerged land upon which there is a wharf at an annual rental of \$267.17, subject to filing of a \$2,000.00 surety bond and giving the lessee right of renewal of the lease for an additional 10 years. Recently this company has amended its application to include an additional area so that now a lease on 20.853 acres is requested. A new appraisal has been requested as of the date of the original appraisal on the additional land.

Upon motion duly made and unanimously carried, a resolution was adopted amending the action of March 4, 1947 and authorizing the issuance of a lease of Standard Oil Company on 20.853 acres of land at an annual rental of 6% of appraised value. The lease to require filing of a \$10,000 bond and to give the Standard Oil Company an option of renewal for an additional period of ten years at such terms and conditions as shall be determined by the State at the time of renewal.

11. (Application - William J. Manuel - San Mateo County - N. O. 146 P.R.C. 280 and W. O. 208 P.R.C. 328) The Commission was informed that on October 29, 1947 it approved issuance of a lease of Tide and Submerged lands covering approximately two-tenths of an acre in San Mateo County to Mr. William J. Manuel at the minimum rental of \$50.00 per year.

Mr. Manuel has now made application for an additional area of .81 acres to make a total of 1. acres to be included within his lease. Appraisal indicates that the value of the desired land is \$300.00 per acre.

Upon motion duly made and unanimously carried, a resolution was adopted whereby the lease authorized on October 29, 1947 be amended to include the area and lease, a total of one acre, at an annual rental of \$50.00 per year, which is the minimum rental as set by policy. Lease to be issued subject to payment of the first and last years' rental at time of the execution of the lease and the filing of a surety bond in the amount of \$1,000.00 to guarantee performance except the payment of rental. Removal of any structures built on the premises to be made at the termination of the lease. The lease is to contain an option of renewal for an additional ten year period at terms and conditions set by State at time of lease extensions.