

rates charged were not working out satisfactorily. The tabulation covering the proposed leasing schedule, which was presented at the meeting of July 16, 1951 (Minute Item No. 12, Page 1414), which brings together the salient items of all types of leases and contains changes which are believed to be desirable, was again presented to the Commission for consideration. Discussion was had of the changes that were outlined in detail in the calendar item presented to the Commission at the July 16, 1951, meeting.

UPON MOTION DULY MADE AND UNANIMOUSLY CARRIED, THE EXECUTIVE OFFICER WAS DIRECTED TO PUBLISH A NOTICE OF THE PROPOSED REVISIONS IN RENTAL RATES AND ROYALTIES, IN ORDER TO GIVE THE PUBLIC AN OPPORTUNITY TO EXPRESS ITS REACTION; THIS ITEM WILL BE CONSIDERED AGAIN AT THE NEXT MEETING, TAKING INTO CONSIDERATION ANY COMMENTS OR SUGGESTIONS THAT MIGHT BE RECEIVED IN THE MEANTIME.

19. (SALE OF VACANT SCHOOL LAND, APPLICATION NO. 4777, SACRAMENTO LAND DISTRICT, FRESNO COUNTY, OTIS W. QUALLS - S.W.O. 5519.) An offer has been received from Mr. Qualls of Tollhouse, Fresno County, California, to purchase the NE $\frac{1}{4}$, W $\frac{1}{2}$ of NW $\frac{1}{4}$ and NE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 36, T. 9 S., R. 22 E., M.D.M., containing 320 acres in Fresno County.

Mr. Qualls has made an offer of \$832.00, or \$2.60 per acre. The Assessor of Fresno County has assessed contiguous land at \$2.00 per acre, thus indicating an appraised value of the land of \$4.00 per acre. However, contiguous lands are good grazing lands, and are not so rocky. An appraisal by the Commission's staff values the land at \$2.60 per acre, thus indicating that the offer as made is adequate.

The land is very rocky, has steep mountains, is cut by canyons, and is at an elevation of from 1,500 feet to 2,875 feet. The soil is no better than fourth quality. The land contains intermittent seep springs in the winter. There is a scattering growth of digger or bull pine, chaparral, live oak, and sparse desert growth. The land is very poor for grazing. It is accessible by existing road only through locked gates of adjacent owners. The only value of said land is to save applicant fencing costs.

The land was advertised for sale with a stipulation that no offer of less than \$832.00 would be accepted. Mr. Qualls bid \$832.00.

UPON MOTION DULY MADE AND UNANIMOUSLY CARRIED, A RESOLUTION WAS ADOPTED AUTHORIZING THE SALE OF THE NE $\frac{1}{4}$, W $\frac{1}{2}$ OF NW $\frac{1}{4}$ AND NE $\frac{1}{4}$ OF SW $\frac{1}{4}$ OF SECTION 36, T. 9 S., R. 22 E., M.D.M., TO THE SINGLE BIDDER, MR. OTIS W. QUALLS, AT A CASH PRICE OF \$832.00, SUBJECT TO ALL STATUTORY RESERVATIONS INCLUDING MINERALS.

20. (ASSIGNMENT OF LEASES NOS. P.R.C. 488 AND P.R.C. 489 TO BOARD OF STATE HARBOR COMMISSIONERS.)

UPON MOTION DULY MADE AND UNANIMOUSLY CARRIED, A RESOLUTION WAS ADOPTED AUTHORIZING THE EXECUTIVE OFFICER TO ASSIGN TO THE BOARD OF STATE HARBOR COMMISSIONERS FOR THE PORT OF SAN FRANCISCO LEASES NOS. P.R.C. 488 AND P.R.C. 489, HELD BY THE CALIFORNIA & HAWAIIAN SUGAR REFINING CORPORATION AS ASSIGNEE OF THE SPRECKELS REALIZATION COMPANY, SUCH LEASES BEING TERMINATED AS OF OCTOBER 29, 1951.

At its meeting on April 12, 1951 (Minute Item No. 18, Pages 1347-1352), a resolution was adopted authorizing the transfer of jurisdiction from the State Lands Commission to the Board of State Harbor Commissioners for the Port of San Francisco, of certain tide and submerged lands in the Port of San Francisco, the transfer to be effected under the provisions of Section 13110 of the Government Code. Before this transfer was completed the Legislature enacted Chapter 1118 of the Statutes of 1951, which accomplished exactly the same thing. This legislation will become effective as of midnight September 21, 1951.

Among the properties to be thus transferred are those under lease to the California & Hawaiian Sugar Refining Corporation, Nos. P.R.C. 488 and P.R.C. 489. The Attorney General's Office has advised that the transfer of the jurisdiction of the lands in question carries with it the transfer of the leases and other encumbrances of this character.

21. (TERMINATION, LEASES P.R.C. 488 AND P.R.C. 489, CALIFORNIA & HAWAIIAN SUGAR REFINING CORPORATION.)

UPON MOTION DULY MADE AND UNANIMOUSLY CARRIED, A RESOLUTION WAS ADOPTED AUTHORIZING THE ACCEPTANCE OF THE NOTICE OF TERMINATION SUBMITTED BY THE CALIFORNIA & HAWAIIAN SUGAR REFINING CORPORATION TERMINATING LEASES NOS. P.R.C. 488 AND P.R.C. 489, EFFECTIVE OCTOBER 28, 1951 (MIDNIGHT), AND, IN ACCORDANCE WITH THE TERMS OF SAID LEASES, APPROVING A REFUND OF THE UNEARNED RENTALS PAID UNDER THE LEASES, TO THE LESSEE, AS FOLLOWS:

LEASE NO. P.R.C. 488

LAST ANNUAL RENTAL PAID IN ADVANCE	\$15,055.25
PRO RATA SHARE SECOND ANNUAL RENTAL	<u>2,289.15</u>
TOTAL REFUNDABLE	\$15,344.40

LEASE NO. P.R.C. 489

LAST ANNUAL RENTAL PAID IN ADVANCE	\$ 927.86
PRO RATA SHARE SECOND ANNUAL RENTAL	<u>152.69</u>
TOTAL REFUNDABLE	\$ 1,080.55

FURTHER, THE EXECUTIVE OFFICER WAS EMPOWERED TO ACCEPT A CLAIM FROM THE CALIFORNIA & HAWAIIAN SUGAR REFINING CORPORATION AGAINST THE STATE OF CALIFORNIA IN THE AMOUNT OF \$16,434.95, BEING THE SUM OF THE AFOREMENTIONED REFUNDS, AND TRANSMIT THE SAME TO THE STATE BOARD OF CONTROL, TOGETHER WITH A COPY OF THIS RESOLUTION, WITH A REQUEST THAT THE BOARD ACT FAVORABLY ON THE CLAIM, AND THEREAFTER THAT THE BOARD MAKE SETTLEMENT WITH THE CALIFORNIA & HAWAIIAN SUGAR REFINING CORPORATION UNDER THE PROVISIONS OF PARAGRAPH "A" OF SECTION 6816, PUBLIC RESOURCES CODE; SAID ACTION BY THE EXECUTIVE OFFICER TO BE TAKEN AFTER THE TERMINATION DATES AFOREMENTIONED AND ONLY AFTER THE CALIFORNIA & HAWAIIAN SUGAR REFINING CORPORATION HAS FULFILLED ALL THE OBLIGATIONS IMPOSED BY THE TERMS OF SAID LEASES.

Under date of August 30, 1951, the California & Hawaiian Sugar Refining Corporation served the required 60 days' notice of its termination of the