

MINUTE ITEM

9. APPLICATION FOR LEASE OF TIDE AND SUBMERGED LANDS IN CARQUINEZ STRAIT AT ECKLEY COVE, CONTRA COSTA COUNTY, SIGNAL OIL AND GAS COMPANY - W.O. 3767, P.R.C. 2718.1.

After consideration of Calendar Item 3 attached, and upon motion duly made and unanimously carried, the following resolution was adopted:

THE EXECUTIVE OFFICER IS AUTHORIZED TO ISSUE A 15-YEAR LEASE TO SIGNAL OIL AND GAS COMPANY, EFFECTIVE NOVEMBER 21, 1960, FOR AN OIL-SHIPPING FACILITY UPON THE FOLLOWING TERMS AND CONDITIONS:

THE LEASE IS TO PROVIDE FOR:

1. A SURETY BOND IN THE AMOUNT OF \$4,000;
2. LAND RENTAL OF \$3,471.13 ANNUALLY, THE FIRST AND LAST YEARS' RENTAL PAYABLE IN ADVANCE;
3. THE RIGHT TO RENEW THE LEASE FOR TWO 10-YEAR PERIODS UPON SUCH TERMS AND CONDITIONS AS THE COMMISSION MAY IMPOSE.

THE LEASE AREA IS A PARCEL OF TIDE AND SUBMERGED LANDS IN CARQUINEZ STRAIT, CONTRA COSTA COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING AT A CONCRETE MONUMENT AT SOUTHERN PACIFIC ENGINEER'S STATION 2762 + 49.54 SET TO MARK THE INTERSECTION OF THE NORTHERLY LINE OF TIDELAND SURVEY NO. 32 WITH THE NORTHERLY LINE OF THE SOUTHERN PACIFIC RIGHT-OF-WAY; THENCE ALONG THE NORTHERLY LINE OF TIDELAND SURVEY NO. 32, N. 43° 23' 30" W., 183.8 FEET; N. 84° 28' W., 360.00 FEET; N. 61° 20' W., 350.0 FEET, AND N. 77° 41' W., 246.0 FEET; THENCE N. 11° 17' E., 140.0 FEET; S. 77° 58' 20" E., 775.0 FEET; S. 73° 10' E., 1,100.0 FEET; AND S. 17° 20' W., 271.63 FEET TO THE NORTHERLY LINE OF TIDELAND SURVEY NO. 32; THENCE ALONG SAID LINE N. 73° 36' 15" W., 756.03 FEET TO THE POINT OF BEGINNING, CONTAINING 9.71 ACRES, MORE OR LESS.

Attachment

Calendar Item 3 (2 pages)

CALENDAR ITEM

3.

APPLICATION FOR LEASE OF TIDE AND SUBMERGED LANDS IN CARQUINEZ STRAIT AT ECKLEY COVE, CONTRA COSTA COUNTY, SIGNAL OIL AND GAS COMPANY - W.O. 3767.

An application has been received from Signal Oil and Gas Company for a lease of 9.71 acres of tide and submerged lands fronting on Carquinez Strait at Eckley Cove, Contra Costa County in an area zoned for heavy industry.

Eckley Cove, once a deep-water shipping point, is now a recreational boating and fishing resort, located 22 airline miles northeast of San Francisco and 4 airline miles northwest of Martinez county seat (See Exhibit "A").

The subject site is the consolidation of two parcels of land formerly leased to Signal under P.R.C. 483.1 and P.R.C. 2534.1, which leases expired November 20, 1960, and an additional 5.41 acres of contiguous tide and submerged lands which also front upon upland owned by the applicant.

The applicant acquired the adjoining upland for future usage as an oil-storage facility and plans ultimately to use the tide and submerged land as a shipping facility.

A staff appraisal has valued the subject parcel at \$52,434. Therefore, the land rental for a 15-year term, pursuant to established policy of the Commission, would be \$3,471.13 annually.

The prior lease bond of \$4,000 is considered sufficient to insure any required removal of the improvements on P.R.C. 2534.1, an old fishing resort with appurtenant walkways and dock, and the improvement on P.R.C. 483.1, an abandoned warehouse and wharf. No new construction is planned at present.

The applicant has allowed the former owner of the fishing resort, Mr. Hollisey, to continue operation on a month-to-month basis until it is ready to put its own plans into action. This provides a full-time caretaker. The arrangement is informal, with the former owner paying a nominal rental of \$100 per year.

IT IS RECOMMENDED THAT THE EXECUTIVE OFFICER BE AUTHORIZED TO ISSUE A 15-YEAR LEASE TO SIGNAL OIL AND GAS COMPANY, EFFECTIVE NOVEMBER 21, 1960, FOR AN OIL-SHIPPING FACILITY UPON THE FOLLOWING TERMS AND CONDITIONS:

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2. LAND RENTAL OF \$3,471.13 ANNUALLY, THE FIRST AND LAST YEARS' RENTAL PAYABLE IN ADVANCE:

CALENDAR ITEM 3. (CONTD.)

3. THE RIGHT TO RENEW THE LEASE FOR TWO 10-YEAR PERIODS UPON SUCH TERMS AND CONDITIONS AS THE COMMISSION MAY IMPOSE.

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