

MINUTE ITEM

8. SALE OF VACANT STATE SCHOOL LAND, APPLICATION NO. 11608, LOS ANGELES LAND DISTRICT, SAN BERNARDINO COUNTY, J. STANLEY JOHNSON .. S.W.O. 7616.

In presenting Calendar Item 2 attached, the Executive Officer informed the Commission that a letter had been received from the Department of Fish and Game, reporting interest in this parcel of land for wildlife and recreation purposes, and requested that it be retained in public ownership to facilitate blocking out the surrounding public domain lands.

Mr. Fred Jones, Game Management Supervisor of the Department of Fish and Game, appeared on behalf of the Director and explained the public value of the parcel as related to the cooperative State-Federal land and wildlife management area program, which has received the support of the Governor.

UPON MOTION DULY MADE AND CARRIED UNANIMOUSLY, ACTION WAS DEFERRED WITHOUT COMMITMENT AS TO DISPOSITION OF THE LAND UNTIL SPRING OF 1962 ON THE APPLICATION OF J. STANLEY JOHNSON, NO. 11608, LOS ANGELES LAND DISTRICT, TO PURCHASE THE $8\frac{1}{2}$ OF SECTION 16, T. 7 N., R. 2 W., S.B.M., CONTAINING 320 ACRES MORE OR LESS, IN SAN BERNARDINO COUNTY, WITH THE OPTION TO THE APPLICANT TO:

1. HAVE HIS DEPOSITS REFUNDED;
2. LEAVE HIS MONEY ON DEPOSIT, PENDING FINAL DETERMINATION BY THE COMMISSION AS TO DISPOSITION OF THE PARCEL CONSISTENT WITH THE COMMISSION'S FUTURE LAND ADMINISTRATION AND SALES POLICY DETERMINATION.

Attachment
Calendar Item 2 (1 page)

CALENDAR ITEM

2.

SALE OF VACANT STATE SCHOOL LAND, APPLICATION NO. 11608, LOS ANGELES LAND DISTRICT, SAN BERNARDINO COUNTY, J. STANLEY JOHNSON - S.W.O. 7616.

An offer was received from J. Stanley Johnson of Altadena, California, to purchase the S $\frac{1}{2}$ of Section 16, T. 7 N., R. 2 W., S.B.M., as shown on official U. S. plat of dependent resurvey accepted March 2, 1961, containing 320 acres more or less in San Bernardino County, for \$4,800, or \$15 per acre, the minimum value established by a prior appraisal.

A staff reappraisal shows that the land is not suitable for cultivation without artificial irrigation and establishes its value at \$32.50 per acre, for a total of \$10,400. The applicant deposited the necessary amount to meet this value.

The land is approximately 16 $\frac{1}{2}$ road miles southwest of Barstow and approximately 20 $\frac{1}{2}$ miles northwest of Lucerne Valley. Access to and through the parcel is via the Lucerne Valley Cutoff and Stoddard Well County Road. The land consists of sloping to moderate mountainous terrain, with the highest and best use established as recreational (scenic and hiking). The elevation is 3,625 to 4,240 feet.

The lands were advertised for sale at the minimum appraised value of \$10,400. No bids were received pursuant to advertising.

IT IS RECOMMENDED THAT THE COMMISSION FIND THAT THE S $\frac{1}{2}$ OF SECTION 16, T. 7 N., R. 2 W., S.B.M., AS SHOWN ON OFFICIAL U. S. PLAT OF DEPENDENT RESURVEY ACCEPTED MARCH 2, 1961, CONTAINING 320 ACRES MORE OR LESS IN SAN BERNARDINO COUNTY, IS NOT SUITABLE FOR CULTIVATION WITHOUT ARTIFICIAL IRRIGATION, AND AUTHORIZE THE SALE OF SAID LAND, SUBJECT TO ALL STATUTORY AND CONSTITUTIONAL RESERVATIONS INCLUDING MINERALS, TO THE FIRST APPLICANT, J. STANLEY JOHNSON, AT A CASH PRICE OF \$10,400.