

MINUTE ITEM

10. SALE OF VACANT SCHOOL LAND, APPLICATION NO. 11605, LOS ANGELES LAND DISTRICT, RIVERSIDE COUNTY, JOE W. PALMER AND MONICA M. PALMER - S.W.O. 7605.

After consideration of Calendar Item 1 attached, and upon motion duly made and unanimously carried, the following resolution was adopted:

THE COMMISSION FINDS THAT SECTION 16, T. 4 S., R. 9 E., S.B.M., AS SHOWN ON OFFICIAL U. S. PLAT OF SURVEY APPROVED MAY 14, 1914, CONTAINING 640 ACRES MORE OR LESS, IN RIVERSIDE COUNTY, IS NOT SUITABLE FOR CULTIVATION WITHOUT ARTIFICIAL IRRIGATION, AND AUTHORIZES THE SALE OF SAID LAND, SUBJECT TO ALL STATUTORY AND CONSTITUTIONAL RESERVATIONS INCLUDING MINERALS, TO THE FIRST APPLICANTS, JOE W. PALMER AND MONICA M. PALMER, AT A CASH PRICE OF \$16,000.

Attachment

Calendar Item 1 (1 page)

CALENDAR ITEM

1.

SALE OF VACANT SCHOOL LAND, APPLICATION NO. 11605, LOS ANGELES LAND DISTRICT, RIVERSIDE COUNTY, JOE W. PALMER AND MONICA M. PALMER - S.W.O. 7605.

An offer was received from Joe W. Falmer and Monica M. Palmer of Tarzana, California, to purchase Section 16, T. 4 S., R. 9 E., S.B.M., as shown on official U. S. plat of survey approved May 14, 1914, containing 640 acres more or less in Riverside County, for \$1,280, or \$2 per acre.

A staff appraisal shows that the land is not suitable for cultivation without artificial irrigation and establishes its value at \$25 per acre, for a total of \$16,000. The applicant deposited the necessary amount to meet this value.

The land was advertised for sale with a stipulation that bids must be in excess of \$16,000. No bids were received pursuant to advertising.

The land is located 12 airline miles northeast of Indio, California, and 20 miles north of U.S. Highway 60-70 via existing road and jeep trail. The highest and best use of the parcel is for recreation. The vegetative cover consists of Joshua, yucca and agave, with an understory of segebrush and greasewood. The elevation is 3800 to 4100 feet.

IT IS RECOMMENDED THAT THE COMMISSION FIND THAT SECTION 16, T. 4 S., R. 9 E., S.B.M., AS SHOWN ON OFFICIAL U. S. PLAT OF SURVEY APPROVED MAY 14, 1914, CONTAINING 640 ACRES MORE OR LESS IN RIVERSIDE 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 APPLICANTS, JOE W. PALMER AND MONICA M. PALMER, AT A CASH PRICE OF \$16,000.