

MINUTE ITEM

6/27, '74  
RJS

35. SALE OF VACANT SCHOOL LAND IN GLENN COUNTY TO THE UNITED STATES DEPARTMENT OF AGRICULTURE, FOREST SERVICE, AND AMENDMENT OF PRC 3734.2 TO REDUCE AREA IN EASEMENT - SA 5612, PRC 3734.2.

After consideration of Calendar Item 34 attached, and upon motion duly made and carried, the following resolution was adopted:

THE COMMISSION TAKES THE FOLLOWING ACTION WITH RESPECT TO THE LAND DESCRIBED IN EXHIBIT A-1 ATTACHED AND BY REFERENCE MADE A PART HEREOF:

1. DETERMINES THAT A FINAL ENVIRONMENTAL IMPACT REPORT HAS BEEN PREPARED FOR THIS PROJECT BY THE DIVISION FOLLOWING EVALUATION OF COMMENTS AND CONSULTATION WITH PUBLIC AGENCIES WHICH WILL ISSUE APPROVALS FOR THE PROJECT;
2. CERTIFIES THAT THE FINAL ENVIRONMENTAL IMPACT REPORT (EIR NO. 153) HAS BEEN COMPLETED IN COMPLIANCE WITH THE CALIFORNIA ENVIRONMENTAL QUALITY ACT OF 1970, AS AMENDED, AND THE STATE GUIDELINES AND THAT THE COMMISSION HAS REVIEWED, CONSIDERED AND ADOPTED THE INFORMATION CONTAINED THEREIN;
3. DETERMINES THAT THE PROJECT WILL NOT HAVE A SIGNIFICANT EFFECT ON THE ENVIRONMENT;
4. FINDS THAT THE LAND DOES NOT MEET THE INTENT OF ENVIRONMENTALLY SIGNIFICANT LANDS INDICATED IN PUBLIC RESOURCES CODE SECTION 6370;
5. FINDS THAT THE LAND IS NOT SUITABLE FOR CULTIVATION WITHOUT ARTIFICIAL IRRIGATION; AND
6. AUTHORIZES THE SALE OF SAID LAND TO THE UNITED STATES DEPARTMENT OF AGRICULTURE, FOREST SERVICE, FOR THE TOTAL APPRAISED VALUE OF \$1,765.00, WITHOUT ADVERTISING.
7. AUTHORIZES THE ISSUANCE TO THE UNITED STATES DEPARTMENT OF AGRICULTURE, FOREST SERVICE, OF AN AMENDMENT TO PRC 3734.2 WHICH WILL REDUCE THE AREA UNDER EASEMENT TO THAT DESCRIBED IN EXHIBIT A-2 ATTACHED AND BY REFERENCE MADE A PART HEREOF, ALL OTHER TERMS AND CONDITIONS TO REMAIN UNCHANGED AND IN FULL FORCE AND EFFECT.

Attachment:

Calendar Item 34 (5 pages)

SALE OF VACANT SCHOOL LAND IN GLENN COUNTY  
TO THE UNITED STATES DEPARTMENT OF AGRICULTURE, FOREST SERVICE  
AND AMENDMENT OF PRC 3734.2 TO REDUCE AREA IN EASEMENT

On September 25, 1973, the United States Department of Agriculture, Forest Service, filed an application to purchase 5.26 acres of State school land within the  $W\frac{1}{2}$  of  $SW\frac{1}{4}$  of Section 16, T 20 N, R 9 W, MDM in Glenn County. The land to be conveyed is a strip approximately 1,527 feet in length by 150 feet in width, to be used for the Alder Springs-Eden Valley Road which will provide for transportation of logs and recreational use. A portion of the 5.26 acres sought to be purchased was included in PRC 3734.2 which conveyed a 49-year easement for the existing Cherry Hill and Graves Cabin Roads approved by the Commission in March, 1967. It is also proposed to amend PRC 3734.2 to reflect the reduction in easement area remaining. The nonexclusive easement approved under PRC 3734.2 specified a term of 49 years and so long thereafter as the lands are used for roads and the payment made at the time of approval covered the full fee value of the lands in the easement. An appraisal estimates the fair market value of the land to be conveyed for the Alder Springs-Eden Valley Road (less the value of the portion formerly paid for under PRC 3734.2) to be \$1,765.00. This includes the value of 32 MBF merchantable timber to be removed in the road construction.

A staff investigation indicates the land is not suitable for cultivation without artificial irrigation, and is not environmentally significant.

A draft environmental impact report was circulated to agencies have jurisdiction and expertise through the State Clearinghouse. No adverse comments were received. The responses to those comments that were received have been incorporated in the final environmental impact report.

In compliance with Section 6373 of the Public Resources Code, a plan of use of the lands has been circulated to interested State agencies. No adverse comments were received.

THE PROPERTY

LOCATION: 45 miles west of Willows.

WATER: None.

TERRAIN: Moderate to moderately steep.

ELEVATION: 4,500 feet to 5,100 feet.

STATUTORY AND OTHER REFERENCES:

- a. Public Resources Code: Div. 6, Parts 1 and 2 and 3, Chs. 1 and 2, Section 7301.
- b. Administrative Code: Title 2, Div. 3, Sec. 2300-2303, and Arts. 1, 2 and 10.

CALENDAR ITEM NO. 34. (CONTD)

EXHIBITS: A-1: Land Description.  
A-2: Land Description.  
B-1: Location Map.  
B-2: Location Map.

IT IS RECOMMENDED THAT THE COMMISSION TAKE THE FOLLOWING ACTION WITH RESPECT TO THE LAND DESCRIBED IN EXHIBIT A-1 ATTACHED AND BY REFERENCE MADE A PART HEREOF:

1. DETERMINE THAT A FINAL ENVIRONMENTAL IMPACT REPORT HAS BEEN PREPARED FOR THIS PROJECT BY THE DIVISION FOLLOWING EVALUATION OF COMMENTS AND CONSULTATION WITH PUBLIC AGENCIES WHICH WILL ISSUE APPROVALS FOR THE PROJECT;
2. CERTIFY THAT THE FINAL ENVIRONMENTAL IMPACT REPORT (EIR 153) HAS BEEN COMPLETED IN COMPLIANCE WITH THE CALIFORNIA ENVIRONMENTAL QUALITY ACT OF 1970, AS AMENDED, AND THE STATE GUIDELINES AND THAT THE COMMISSION HAS REVIEWED, CONSIDERED AND ADOPTED THE INFORMATION CONTAINED THEREIN;
3. DETERMINE THAT THE PROJECT WILL NOT HAVE A SIGNIFICANT EFFECT ON THE ENVIRONMENT;
4. FIND THAT THE LAND DOES NOT MEET THE INTENT OF ENVIRONMENTALLY SIGNIFICANT LANDS INDICATED IN PUBLIC RESOURCES CODE SECTION 6370;
5. FIND THAT THE LAND IS NOT SUITABLE FOR CULTIVATION WITHOUT ARTIFICIAL IRRIGATION; AND
6. AUTHORIZE THE SALE OF SAID LAND TO THE UNITED STATES DEPARTMENT OF AGRICULTURE, FOREST SERVICE, FOR THE TOTAL APPRAISED VALUE OF \$1,765.00, WITHOUT ADVERTISING.
7. AUTHORIZE THE ISSUANCE TO THE UNITED STATES DEPARTMENT OF AGRICULTURE, FOREST SERVICE, OF AN AMENDMENT TO PRC 3734.2 WHICH WILL REDUCE THE AREA UNDER EASEMENT TO THAT DESCRIBED IN EXHIBIT A-2, ATTACHED AND BY REFERENCE MADE A PART HEREOF, ALL OTHER TERMS AND CONDITIONS TO REMAIN UNCHANGED AND IN FULL FORCE AND EFFECT.

Attachments: Exhibits A-1 and A-2.

EXHIBIT "A-1"

SA 5612

A strip of land 150 feet wide situate in Glenn County, State of California, in the  $W\frac{1}{2}$  of  $SW\frac{1}{4}$ , Section 16, T 20 N, R 9 W, MDM, lying 75 feet on each side of the following described centerline:

COMMENCING at the corner common to Sections 16, 17, 20, 21, T 20 N, R 9 W, MDM, as shown on the U. S. Township Plat, approved August 25, 1880; thence N  $00^{\circ} 25' 34''$  W along the west line of Section 16, 1319 feet to the TRUE POINT OF BEGINNING; thence N  $88^{\circ} 15' 24''$  E, 328.67 feet to the beginning of a tangent curve concave to the northwest having a radius of 450 feet a central angle of  $34^{\circ} 39' 00''$ ; thence along said curve 272.14 feet; thence N  $53^{\circ} 36' 24''$  E, 255.27 feet to the beginning of a tangent curve concave to the south, having a radius of 250 feet a central angle of  $66^{\circ} 57' 53''$ ; thence along said curve 292.19 feet; thence S  $59^{\circ} 25' 43''$  E, 232.88 feet to the beginning of a tangent curve concave to the northeast having a radius of 150 feet, a central angle of  $46^{\circ} 32' 16''$ ; thence along said curve 121.84 feet; thence N  $74^{\circ} 02' 01''$  E, 24.21 feet more or less to a point on the east line of said  $W\frac{1}{2}$  of  $SW\frac{1}{4}$ , Section 16, said point bears S  $49^{\circ} 46' 58''$  E, 1852 feet from the west quarter corner of said Section 16.

The basis of bearings for this description is the west line of Section 16 being N  $00^{\circ} 25' 34''$  W by Solar Observation.

END OF DESCRIPTION

EXHIBIT "A-2"

WP 3734

Three parcels of land 66 feet wide, situate in the  $W\frac{1}{2}$  of  $SW\frac{1}{4}$  of Section 16, T 20 N, R 9 W, MDM, Glenn County, State of California, lying 33 feet on each side of the centerline described as follows:

PARCEL 1:

COMMENCING at the quarter corner common to Sections 16 and 17, T 20 N, R 9 W, MDM; thence east 80 feet along the north line of said  $W\frac{1}{2}$  of  $SW\frac{1}{4}$  of Section 16 to the TRUE POINT OF BEGINNING; thence from said true point of beginning the following ten courses:

1. S 35° E 66.00 feet;
2. S 20° E 132.00 feet;
3. S 9° E 66.00 feet;
4. S 10° 30' W 132.00 feet;
5. S 13° 30' W 66.00 feet;
6. S 16° E 132.00 feet;
7. S 11° W 66.00 feet;
8. S 27° W 66.00 feet;
9. S 42° W 66.00 feet;
10. S 57° W 99.00 feet;

to a point on the west boundary of Section 16, T 20 N, R 9 W, MDM, from which the quarter corner common to Sections 16 and 17, T 20 N, R 9 W, MDM, bears N 00° 02' 10" W, 790.70 feet, said point being the end of the herein-described centerline.

PARCEL 2:

COMMENCING at the quarter corner common to Sections 16 and 17, T 20 N, R 9 W, MDM; thence S 00° 02' 10" E, 1327.00 feet along the west line of said  $W\frac{1}{2}$  of  $SW\frac{1}{4}$  of Section 16 to the TRUE POINT OF BEGINNING; thence from said true point of beginning the following ten courses:

1. N 85° 30' E 40.16 feet;
2. N 82° 30' E 132.00 feet;
3. N 89° 30' E 132.00 feet;
4. N 83° E 132.00 feet;
5. N 73° 30' E 132.00 feet;
6. N 55° E 66.00 feet;
7. N 51° E 132.00 feet;
8. N 54° 30' E 132.00 feet;
9. N 48° E 132.00 feet;
10. N 62° E 132.00 feet;

to a point on the east boundary of said  $W\frac{1}{2}$  of  $SW\frac{1}{4}$  of Section 16, T 20 N, R 9 W, MDM, from which the quarter corner common to Sections 16 and 17, T 20 N, R 9 W, MDM bears N 49° 00' 10" W, 1378.05 feet, said point being the end of the herein-described centerline.

EXHIBIT "A-2" (CONTD)

PARCEL 3:

COMMENCING at the section corner common to Sections 16, 17, 20 and 21, T 20 N, R 9 W, MDM; thence north along the west boundary line of Section 16, 384 feet to the TRUE POINT OF BEGINNING; thence from said point of beginning the following twelve courses:

1. N 73° 30' E 99.98 feet;
2. N 16° E 124.98 feet;
3. N 51° E 199.96 feet;
4. N 31° 30' E 99.92 feet;
5. N 25° E 169.73 feet;
6. N 05° 30' E 119.94 feet;
7. N 28° 30' E 69.87 feet;
8. N 42° E 149.88 feet;
9. N 52° E 119.98 feet;
10. N 40° 30' E 199.84 feet;
11. N 34° 30' E 199.52 feet;
12. N 40° E 230.82 feet;

to a point from which the corner common to Sections 16, 17, 20 and 21, T 20 N, R 9 W, MDM, bears S 30° 37' W, 2041 feet, said point being the end of the herein-described centerline.

EXCEPTING from the above three parcels those portions lying within the following described parcel:

A strip of land 150 feet wide situate in Glenn County, State of California, in the W½ of SW¼, Section 16, T 20 N, R 9 W, MDM, lying 75 feet on each side of the following described centerline:

COMMENCING at the corner common to Sections 16, 17, 20, 21, T 20 N, R 9 W, MDM, as shown on the U. S. Township Plat, approved August 25, 1880; thence N 00° 25' 34" W along the west line of said Section 16, 1319 feet to the TRUE POINT OF BEGINNING; thence N 88° 15' 24" E, 328.67 feet to the beginning of a tangent curve concave to the northwest; having a radius of 450 feet to a central angle of 34° 39' 00"; thence along said curve 272.14 feet; thence N 53° 36' 24" E, 255.27 feet to the beginning of a tangent curve concave to the south, having a radius of 250 feet a central angle of 66° 57' 53"; thence along said curve 292.19 feet; thence S 59° 25' 43" E, 232.88 feet to the beginning of a tangent curve concave to the northeast having a radius of 150 feet, a central angle of 46° 32' 16"; thence along said curve 121.84 feet; thence N 74° 02' 01" E, 24.21 feet more or less to a point on the east line of said W½ of SW¼, Section 16, said point bears S 49° 46' 58" E, 1852 feet from the west quarter corner of said Section 16.

The basis of bearings for this description is the west line of Section 16 being N 00° 25' 34" W by Solar Observation.

END OF DESCRIPTION