

MINUTE ITEM

This Calendar Item No. 07 was approved as Minute Item No. 7 by the State Lands Commission by a vote of 3 to 2 at its 6/23/77 meeting.

CALENDAR ITEM

07.

6/77
W 21506
AMB
PRC 5313

GENERAL LEASE - RIGHT OF ENTRY
STATE SCHOOL LAND IN NE¼ OF SECTION 36,
T4N, R25E, M.D.M., MONO COUNTY

APPLICANT:

County of Mono
Department of Public Works

LOCATION:

Approximately two road miles easterly of U.S. Highway 395 from which it is eighteen highway miles north to Bridgeport, the County seat of Mono County.

PROPOSED USE:

Federal-Aid Secondary Project; Road M 624 right of way and road improvement.

TERM:

One year and four months commencing July 1, 1977 and ending October 31, 1978, or earlier termination upon Commission authorization and award of sale of the school land described in Exhibit "A" attached under a purchase application to be filed by the permittee, whichever occurs first.

CONSIDERATION:

Eight percent (8%) per annum of the appraised land value or at the minimum rental of not less than \$100 per annum, whichever is greater, to be paid up to the date of Commission authorization and award of sale of the school land described in Exhibit "A" attached under the purchase application filed by the permittee.

STATUTORY AND OTHER REFERENCES:

- A. Public Resources Code: Div. 6, Parts 1 and 2.
- B. Administrative Code: Title 2, Division 1, Arts. 1, 2, 10 and 11.

OTHER PERTINENT INFORMATION:

1. This right of entry is requested pending receipt of purchase application and completion of the transaction for the purchase of the school land described in Exhibit "A" attached by the County of Mono.
2. The subject road, a portion of the Bodie Road, across school land in the NE¼ of Section 36, T4N, R25E, M.D.M., is an existing road. It was shown on the 1879 Township Plat and has been maintained by Mono County since the early 1900's without authorization by the Commission or its predecessor (Refer to Exhibit "B" file in the office of the State Lands Commission).

A 7

B 13

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3. The proposed project is a road improvement on Bodie Road, Federal-Aid Secondary Road W 674, from U.S. Highway 395 to Bodie. The project includes grading, installing drainage, placing base material and paving with roadmixed surfacing on existing alignment between U.S. Highway 395 and the vicinity of Murphy Springs about four miles westerly of Bodie State historical Park. Roadway will consist of two 11-foot paved lanes with 3-foot shoulders. The portion of the road to be paved will be accepted for maintenance by the California Department of Transportation, and the balance of the road will be accepted for maintenance by the California Department of Parks and Recreation (refer to Exhibit "C" filed in the office of the State Lands Commission).
4. A negative declaration was prepared by the County of Mono, Road Department in consultation with the California Department of Transportation, pursuant to CEQA and implementing regulations. A Notice of Determination has been received.
5. Pursuant to Section 6370.1 Public Resources Code, the State Lands Division has found that the school land in this transaction is not identified as possessing environmentally significant values and is not classified in a significant use category.

EXHIBITS:

- A. Land Description
- B. Location Map
- C. Bodie Road Location Map
- D. Negative Declaration

IT IS RECOMMENDED THAT THE COMMISSION:

1. DETERMINE THAT AN ENVIRONMENTAL IMPACT REPORT HAS NOT BEEN PREPARED FOR THIS PROJECT BUT THAT A NEGATIVE DECLARATION HAS BEEN PREPARED BY THE COUNTY OF MONO ROAD DEPARTMENT ON APRIL 26, 1977.
2. CERTIFY THAT THE COMMISSION HAS REVIEWED AND CONSIDERED THE INFORMATION CONTAINED IN THE NEGATIVE DECLARATION.
3. DETERMINE THAT THE PROJECT WILL NOT HAVE A SIGNIFICANT EFFECT ON THE ENVIRONMENT.
4. FIND THAT THERE HAVE BEEN NO NOMINATIONS FOR THIS PARCEL OF SCHOOL LAND AND FROM INFORMATION AVAILABLE TO STATE LANDS DIVISION STAFF, THERE IS NO OCCASION THAT WOULD CAUSE THIS PARCEL TO BE MADE PART OF THE SIGNIFICANT LANDS REPORT.

5. AUTHORIZE THE ISSUANCE TO COUNTY OF MONO OF A RIGHT OF ENTRY PERMIT COMMENCING JULY 1, 1977 WITH TERMINATION IN ONE YEAR AND FOUR MONTHS ON OCTOBER 31, 1978, OR EARLIER UPON COMMISSION AUTHORIZATION AND AWARD OF SALE UNDER A PURCHASE APPLICATION TO BE FILED OF THE SUBJECT SCHOOL LAND TO THE PERMITTEE, FOR THE CONSIDERATION OF EIGHT PERCENT (8%) PER ANNUM OF THE APPRAISED LAND VALUE OR AT THE MINIMUM RENTAL OF NOT LESS THAN \$100 PER ANNUM, WHICHEVER IS GREATER, TO BE PAID UP TO THE DATE OF COMMISSION AUTHORIZATION AND AWARD OF SALE TO THE COUNTY OF MONO ON THE LAND DESCRIBED ON EXHIBIT "A" ATTACHED AND BY REFERENCE MADE A PART HEREOF.

Attachment: Exhibit "A"

EXHIBIT "A"

W 21506

All that portion of land lying 50 feet on each side of the following described centerline:

BEGINNING at a point on the north line of the NE 1/4 of Section 36, T4N, R25E, MDM, said point being the intersection of the centerline (Sta. 97+16.45 P.O.C.) of the Bodie Road, F.A.S. W674(1), and the north line of said NE 1/4, said point being further described as lying 2536.98 feet west of a wooden post accepted as the northeast corner of said Section 36; thence from a tangent line bearing S20°48'05"E, along a tangent curve to the left, with a radius of 2000 feet, through a central angle of 0° 55' 40", an arc distance of 32.49 feet; thence S 21° 43' 45" E, 723.83 feet; thence along a tangent curve to the left, with a radius of 550 feet, through a central angle of 51° 08' 15", an arc distance of 490.88 feet; thence S 72° 52' 00" E, 182.14 feet; thence along a tangent curve to the left, with a radius of 600 feet, through a central angle of 21° 28' 45", an arc distance of 224.93 feet; thence N 85° 39' 15" E, 182.30 feet; thence along a tangent curve to the right, with a radius of 1000 feet, through a central angle of 15° 56' 30", an arc distance of 278.23 feet; thence S 78° 24' 15" E, 430.94 feet; thence along a tangent curve to the right with a radius of 200 feet, through a central angle of 34° 36' 45", an arc distance of 120.82 feet; thence S 43° 47' 30" E, 102.62 feet; thence along a tangent curve to the left, with a radius of 150 feet, through a central angle of 44° 39' 00", an arc distance 116.89 feet; thence S 88° 26' 30" E, 334.20 feet; thence along a tangent curve to the right, with a radius of 400 feet, through a central angle of 0° 33' 31", an arc distance of 3.90 feet to a point (Sta. 129+38.61 P.O.C.) on the east line of said NE 1/4, the tangent of the curve bearing S 87° 52' 59" E through said point, said point being further described as lying N 0° 35' 40" E, 1225.47 feet from a rock mound accepted as the southeast corner of said NE 1/4.

The sidelines of the described strip are to be lengthened or shortened to terminate in the north and east lines of said NE 1/4.

Containing 7.4 acres.

The back-sight bearing for this description is the tangent line between Sta. 104+4.14 I.C. and Sta. 104+32.67 S.C., as shown on the road plans for E.A.S. No. 20 417, Middle Road, on file at the Mono County Road Department, the bearing being $S 21^{\circ} 43' 45'' E$.

END OF DESCRIPTION

Prepared: [Signature] Checked: [Signature]
Reviewed: [Signature] Date: 6/13/77