

**CALENDAR ITEM  
C19**

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08/11/09  
WP 8018.2  
C. Hudson

**GENERAL LEASE - GRAZING USE**

**APPLICANT:**

Bar One Cattle Company  
P.O. Box 657  
Clements, CA 95227

**AREA, LAND TYPE, AND LOCATION:**

320 acres, more or less, of State school land located in a portion of Section 16, Township 22 North, Range 16 East, MDM, near the city of Loyalton, Plumas County.

**AUTHORIZED USE:**

Cattle grazing and the continued use and maintenance of an existing fence.

**LEASE TERM:**

Ten years, beginning November 1, 2007.

**CONSIDERATION:**

\$500 per year; with the State reserving the right to fix a different rent periodically during the lease term, as provided in the lease.

**SPECIFIC LEASE PROVISIONS:**

Insurance:

Liability insurance with coverage of no less than \$1,000,000.

Other:

Number of animals permitted on the Lease Premises is restricted to those that can be supported by vegetation, which is reported by the Applicant to be 60 animal unit months (AUMs). Applicant must exercise good grazing practices to avoid over grazing.

**OTHER PERTINENT INFORMATION:**

1. Applicant has the right to use the lands adjoining the lease premises.

CALENDAR ITEM NO. **C19** (CONT'D)

2. On February 27, 1998, the Commission authorized a General Lease – Grazing Use with Jack Sparrowk and RCK Ranch, LLC, dba Sierra Valley Ranch. That lease expired on October 31, 2007. Sierra Valley Ranch, has since changed the name of the business entity to Bar One Cattle Company and is now applying for a new General Lease – Grazing Use to continue cattle grazing.
3. The number of animals permitted on the Lease Premises is restricted to those that can be supported by the forage and water available on this ephemeral range area taking into consideration forage and water reserved for necessary wildlife use. The estimated carrying capacity in animal unit months of the Lease Premises is approximately 60 AUMs. Cattle are grazed during the months of May through August in years when ephemeral forage is available. Grazing periods may vary over the term of this lease due to climatic conditions and/or other natural phenomena.
4. The Applicant is required to use good grazing practices to avoid overgrazing of the Lease Premises. The Commission may at any time during the Lease term, make an analysis of forage conditions utilizing accepted range management practices. Such analysis shall indicate grazing conditions and may include a determination of forage levels, at various times, during the year. The Commission can require Applicant to move cattle to or from any area of the Lease Premises where an overgrazing situation may exist for a period of time consistent with the grazing analysis. If supplemental feeding is utilized, distribution of feed will be such that livestock are not concentrated so as to cause damage to vegetation and soil and only supplemental feeding of certified weed-free feed is allowed.
5. Pursuant to the Commission's delegation of authority and the State CEQA Guidelines (Title 14, California Code of Regulations, section 15061), the staff has determined that this activity is exempt from the requirements of the CEQA as a categorically exempt project. The project is exempt under Class 4, Minor Alterations to Land; Title 2, California Code of Regulations, section 2905 (d)(1).

Authority: Public Resources Code section 21084 and Title 14, California Code of Regulations, section 15300 and Title 2, California Code of Regulations, section 2905.

6. This activity involves lands which have NOT been identified as possessing significant environmental values pursuant to Public Resources Code sections 6370, et seq. However, the Commission has declared that all

CALENDAR ITEM NO. **C19** (CONT'D)

State school lands and submerged lands are “significant” by nature of their public ownership (as opposed to “environmentally significant”). Since such declaration of significance is not based upon the requirements and criteria of Public Resources Code sections 6370, et seq., use classifications for such lands have not been designated. Therefore, the finding of the project’s consistency with the use classification as required by Title 2, California Code of Regulations, section 2954 is not applicable.

**EXHIBITS:**

- A. Site and Location Map
- B. Land Description

**RECOMMENDED ACTION:**

IT IS RECOMMENDED THAT THE COMMISSION:

**CEQA FINDING:**

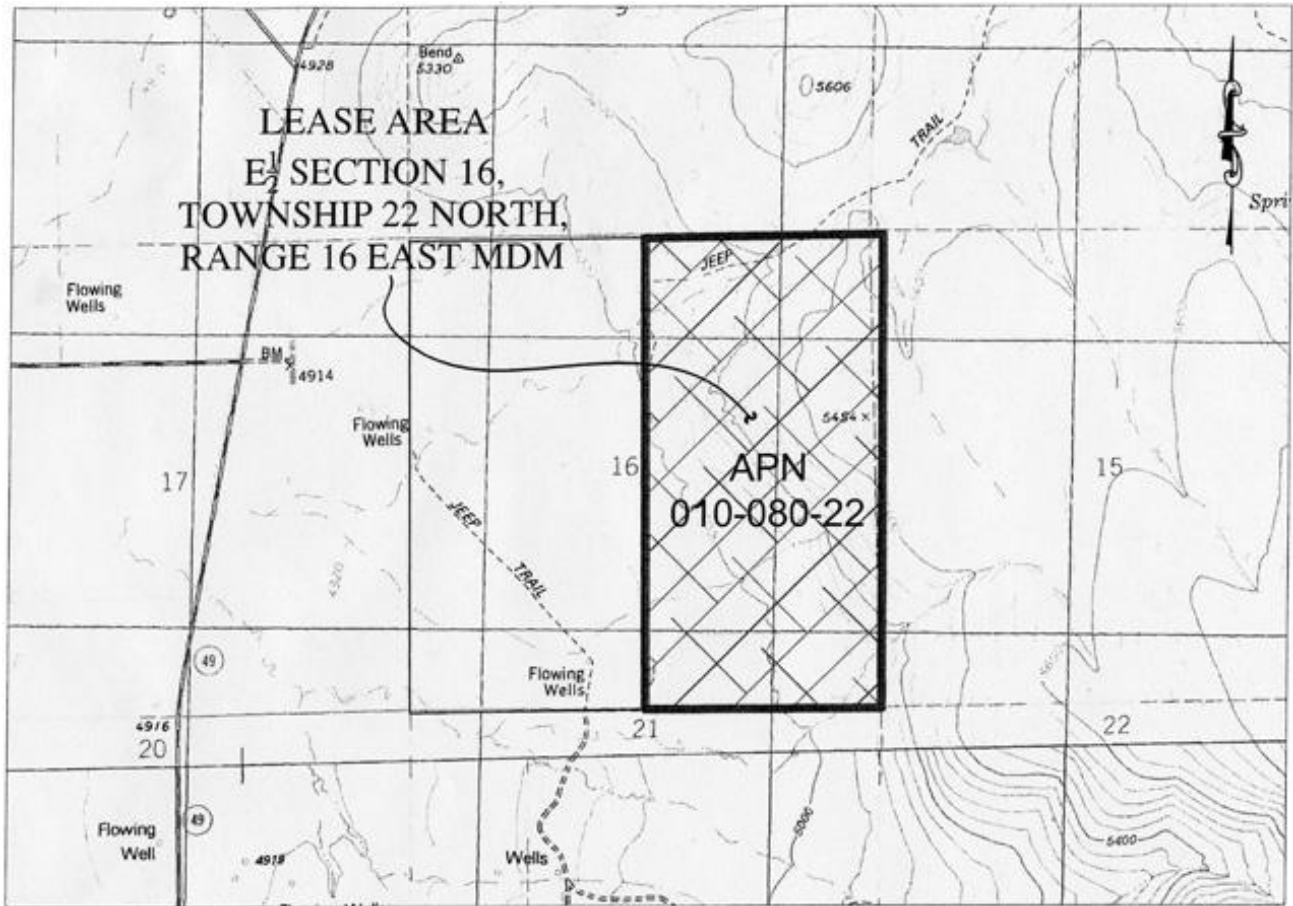
FIND THAT THE ACTIVITY IS EXEMPT FROM THE REQUIREMENTS OF THE CEQA PURSUANT TO TITLE 14, CALIFORNIA CODE OF REGULATIONS, SECTION 15061 AS A CATEGORICALLY EXEMPT PROJECT, CLASS 4, MINOR ALTERATIONS TO LAND; TITLE 2, CALIFORNIA CODE OF REGULATIONS, SECTION 2905 (d)(1).

**AUTHORIZATION:**

AUTHORIZE ISSUANCE OF A GENERAL LEASE – GRAZING USE TO BAR ONE CATTLE COMPANY BEGINNING NOVEMBER 1, 2007, FOR A TERM OF TEN YEARS, FOR CATTLE GRAZING AND THE CONTINUED USE AND MAINTENANCE OF A FENCE AS SHOWN ON EXHIBIT A (FOR REFERENCE PURPOSES ONLY) AND AS DESCRIBED IN EXHIBIT B ATTACHED AND BY THIS REFERENCE MADE A PART HEREOF; ANNUAL RENT IN THE AMOUNT OF \$500 WITH THE STATE RESERVING THE RIGHT TO FIX A DIFFERENT RENT PERIODICALLY DURING THE LEASE TERM, AS PROVIDED IN THE LEASE; AND LIABILITY INSURANCE WITH COVERAGE OF NO LESS THAN \$1,000,000.

NO SCALE

# SITE



STATE SCHOOL LANDS  
 EAST HALF OF SECTION 16, TOWNSHIP 22 NORTH, RANGE 16  
 EAST, MOUNT DIABLO MERIDIAN

NO SCALE

# LOCATION



MAP SOURCE: USGS QUAD

# Exhibit A

WP 8018.2  
 BAR ONE CATTLE  
 COMPANY  
 APN 010-080-22  
 GENERAL LEASE -  
 GRAZING USE  
 PLUMAS COUNTY



JWP 03/09

This Exhibit is solely for purposes of generally defining the lease premises, is based on unverified information provided by the Lessee or other parties and is not intended to be, nor shall it be construed as, a waiver or limitation of any State interest in the subject or any other property.