

**CALENDAR ITEM  
C70**

A 34  
S 18

01/26/12  
W 25791  
J. Porter

**GENERAL LEASE - RIGHT-OF-WAY USE**

**APPLICANT:**

AMA District 37 Dual Sport  
909 Electric Avenue  
Seal Beach, CA 90740

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

3.49 acres, more or less, of State school lands located in 36, Township 31 South, Range 44 East, MDM, northwest of Barstow, San Bernardino County.

**AUTHORIZED USE:**

Use of an existing dirt road for a maximum of two days per calendar year.

**LEASE TERM:**

10 years, beginning January 26, 2012.

**CONSIDERATION:**

\$100 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 in the amount of no less than \$1,000,000.

**OTHER PERTINENT INFORMATION:**

1. AMA District 37 Dual Sport (Applicant) conducts an annual off-road motorcycle event that involves a two-day ride from Los Angeles to Las Vegas. The event typically is conducted in late November and usually involves 250 – 400 participants. The event is largely conducted on federal land under the jurisdiction of the Bureau of Land Management (BLM), but also crosses one section of school lands under the jurisdiction of the Commission. The BLM annually issues a Special Permit for the event that includes certain rules and regulations that the participants must follow. In addition to the Commission's normal provisions for such leases, the

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proposed right-of-way lease for this application will require the Applicant to obtain the BLM Special Permit each year prior to the event and to abide by all of the rules and regulations contained in the BLM permit.

2. Pursuant to the Commission's delegation of authority and the State CEQA Guidelines (Cal. Code Regs., tit. 14, § 15061), the staff has determined that this activity is exempt from the requirements of CEQA as a categorically exempt project. The project is exempt under Class 4, Minor Alterations to Land; California Code of Regulations, Title 14, section 15304.

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

3. This activity involves lands identified as possessing significant environmental values pursuant to Public Resources Code section 6370 et seq., but such activity will not affect those significant lands. Based upon the staff's consultation with the persons nominating such lands and through the CEQA review process, it is the staff's opinion that the project, as proposed, is consistent with its use classification.

**EXHIBITS:**

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

**RECOMMENDED ACTION:**

It is recommended that the Commission:

**CEQA FINDING:**

Find that the activity is exempt from the requirements of CEQA pursuant to California Code of Regulations, Title 14, section 15061 as a categorically exempt project, Class 4, Minor Alterations to Land; California Code of Regulations, Title 14, section 15304.

**SIGNIFICANT LANDS INVENTORY FINDING:**

Find that this activity is consistent with the use classification designated by the Commission for the land pursuant to Public Resources Code section 6370 et seq.

**AUTHORIZATION:**

Authorize issuance of a General Lease – Right-of-Way Use to AMA District 37 Dual Sport, beginning January 26, 2012, for a term of 10 years, for the use of an existing dirt road for a maximum of two days per calendar

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year, for the lands as described in Exhibit A and as shown on Exhibit B (for reference purposes only), both attached and by this reference made a part hereof; annual rent in the amount of \$100, 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.

**EXHIBIT A**

**W 25791**

**LAND DESCRIPTION**

Two parcels of State owned School Land situate in Section 36, Township 31 South, Range 44 East, Mount Diablo Meridian as shown on the official U.S. Government Plat approved April 23, 1913, located in the County of San Bernardino, State of California, and being more particularly described as follows:

**PARCEL 1**

A 20 foot wide strip of land, lying 10 feet on each side of the following described center line:

COMMENCING at the southwest corner of said Section 36, thence easterly along the south line of said Section 36, 580 feet more or less to a point on the centerline of Black Canyon Road, said point being the POINT OF BEGINNING; thence from said point of beginning, in a generally northeasterly direction along the centerline of said road, 6910 feet, more or less, to a point on the north line of said Section 36, distant westerly 1623 feet, more or less, from the northeast corner of said Section 36, said point being the terminus of said centerline.

The sidelines of the above described strip shall be prolonged or shortened so as to terminate on the northerly and southerly lines of said Section 36.

**PARCEL 2**

A 20 foot wide strip of land, lying 10 feet on each side of the following described center line:

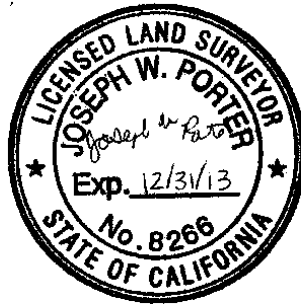
COMMENCING at the southwest corner of said Section 36, thence easterly along the south line of said Section 36, 509 feet, more or less, to a point on the centerline of an unnamed road, said point being the POINT OF BEGINNING; thence from said point of beginning, northwesterly along the centerline of said road, 690 feet, more or less, to a point on the west line of said Section 36, distant northerly 455 feet, more or less, from the southwest corner of said Section 36, said point being the terminus of said centerline.

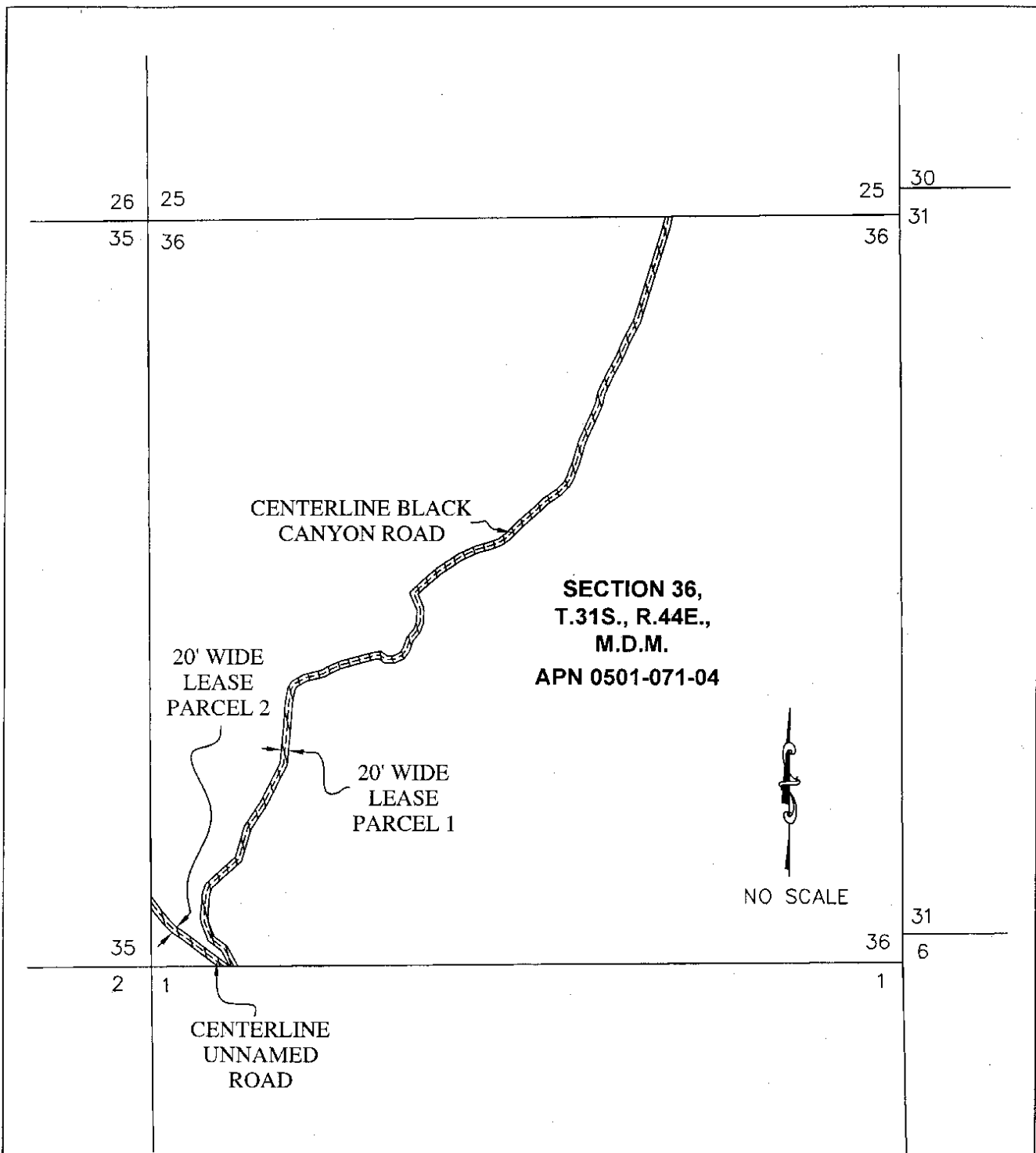
The sidelines of the above described strip shall be prolonged or shortened so as to terminate on the westerly and southerly lines of said Section 36.

Accompanying plat is hereby made part of this description.

**END OF DESCRIPTION**

Prepared on 01/10/2012 by the California State Lands Commission Boundary Unit.





## EXHIBIT A

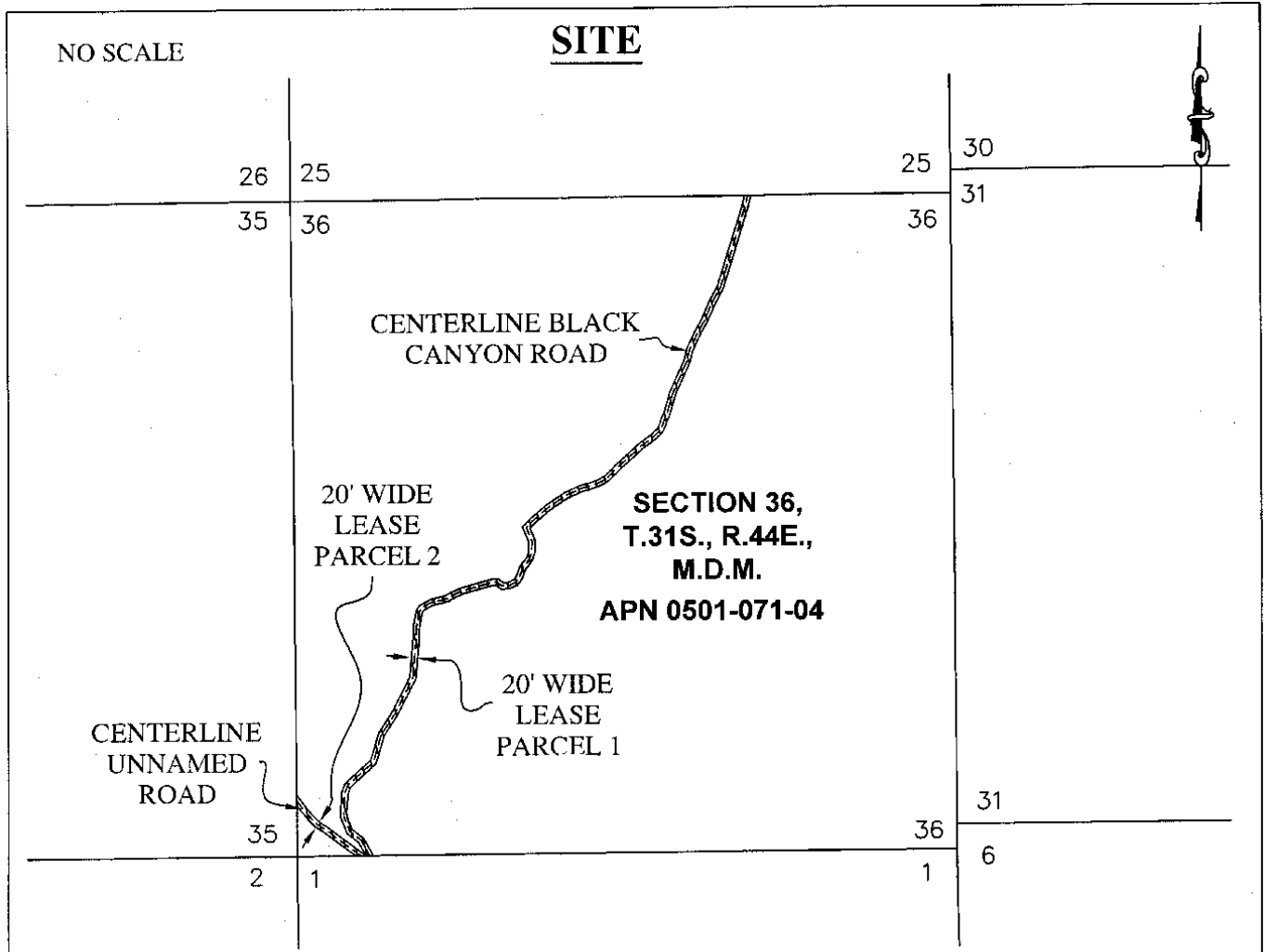
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JWP 01/10/12

LAND DESCRIPTION PLAT  
W 25791, AMA DISTRICT 37 DUAL SPORT  
SAN BERNARDINO COUNTY

CALIFORNIA STATE  
LANDS COMMISSION





**STATE SCHOOL LANDS**  
**PORTION OF SECTION 36, TOWNSHIP 31 SOUTH, RANGE 44 EAST, MOUNT DIABLO MERIDIAN**



MAP SOURCE: USGS QUAD

**Exhibit B**  
 W 25791  
 AMA DISTRICT 37  
 DUAL SPORT  
 APN 0501-071-04  
 GENERAL LEASE -  
 RIGHT-OF-WAY USE  
 SAN BERNARDINO COUNTY



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.