

**CALENDAR ITEM
C47**

A 11
S 3

08/19/15
PRC 7832.1
A. Franzoia

GENERAL LEASE – RIGHT-OF-WAY USE

APPLICANT:

Delta Gas Gathering, Inc.

AREA, LAND TYPE, AND LOCATION:

0.23 acre, more or less, of sovereign land in Miner Slough, Ryer Island, Solano County.

AUTHORIZED USE:

Continued operation, maintenance, and monitoring of a six-inch diameter steel welded natural gas pipeline.

LEASE TERM:

20 years, beginning July 1, 2015.

CONSIDERATION:

\$450 per year, with an annual Consumer Price Index adjustment.

SPECIFIC LEASE PROVISIONS:

Insurance:

Liability insurance in an amount no less than \$1,000,000 per occurrence.

Surety:

\$20,000

OTHER PERTINENT INFORMATION:

1. Applicant has an easement for the upland adjoining the lease premises.
2. On July 6, 1995, the Commission authorized a General Lease – Right-of-Way Use to Delta Gas Gathering, Inc., for the construction of a six-inch diameter welded steel pipeline, crossing Miner and Elkhorn Sloughs, to carry natural gas from the Delta Gas Gathering, Inc., Meter Station to a Sacramento Valley Pipeline Company Interconnect Point in the vicinity of Jefferson Boulevard and Willow Point Road, in Yolo County. That lease expired on June 30, 2015, and the Applicant is applying for a new lease.

CALENDAR ITEM NO. **C47** (CONT'D)

3. The Applicant has informed staff, in writing, that the pipeline previously authorized across Elkhorn Slough was never installed. The new application does not include a crossing of Elkhorn Slough.
4. The Miner Slough pipeline crossing was last inspected by Corpro on October 9, 2014. The report indicated that all Cathodic Protection Test Stations, located and tested, including CPTS 6 (North-side of Miner Slough) and CPTS 7 (South-side of Miners Slough) met National Association of Corrosion Engineers (NACE) cathodic protection criteria.
5. The staff recommends that the Commission find that this activity is exempt from the requirements of the California Environmental Quality Act (CEQA) as a categorically exempt project. The project is exempt under Class 1, Existing Facilities; California Code of Regulations, Title 2, section 2905, subdivision (a)(2).

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

6. 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. Site and Location 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 1, Existing Facilities; California Code of Regulations, Title 2, section 2905, subdivision (a)(2).

CALENDAR ITEM NO. **C47** (CONT'D)

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 Delta Gas Gathering, Inc., beginning July 1, 2015, for a term of 20 years, for the continued operation, maintenance, and monitoring of a six-inch diameter steel welded natural gas pipeline as described on Exhibit A and shown on Exhibit B (for reference purposes only) attached and by this reference made a part hereof; annual consideration of \$450, with an annual Consumer Price Index adjustment; liability insurance in an amount no less than \$1,000,000 per occurrence; surety in an amount no less than \$20,000.

EXHIBIT A

PRC 7832.1

LAND DESCRIPTION

Parcel 1
Miner Slough Crossing

A parcel of State owned tide and submerged land lying in the bed of Miner Slough, Solano County, California, within projected Section 10, T05N, R03E, MDM, adjacent to Swamp and Overflowed Surveys 143 and 534, said parcel described as follows:

A strip of land fifty (50.00) feet in width, lying twenty-five (25.00) feet on each side of the following described centerline:

BEGINNING at a point on the south levee of Miner Slough that is South $36^{\circ} 38' 51''$ West, 51.37 feet from the northeast corner of Ranch 14 as said corner appears on that map of "Ryer Nixon Ranch 14", filed January 8, 1957, in Book 5 of Surveys, at page 64, Solano County Records; thence from said point of beginning North $04^{\circ} 17' 08''$ East, 322.22 feet to a point on the north levee of Miner Slough and the end of said strip.

EXCEPTING THEREFROM any portion lying landward of the ordinary high water marks of Miner Slough.

END OF DESCRIPTION

Revised by the California State Lands Commission Boundary Unit on June 16, 2015 as found in file PRC 7832.1. Parcel 1 based on that original description. Parcel 2 removed from original description at applicant's request.



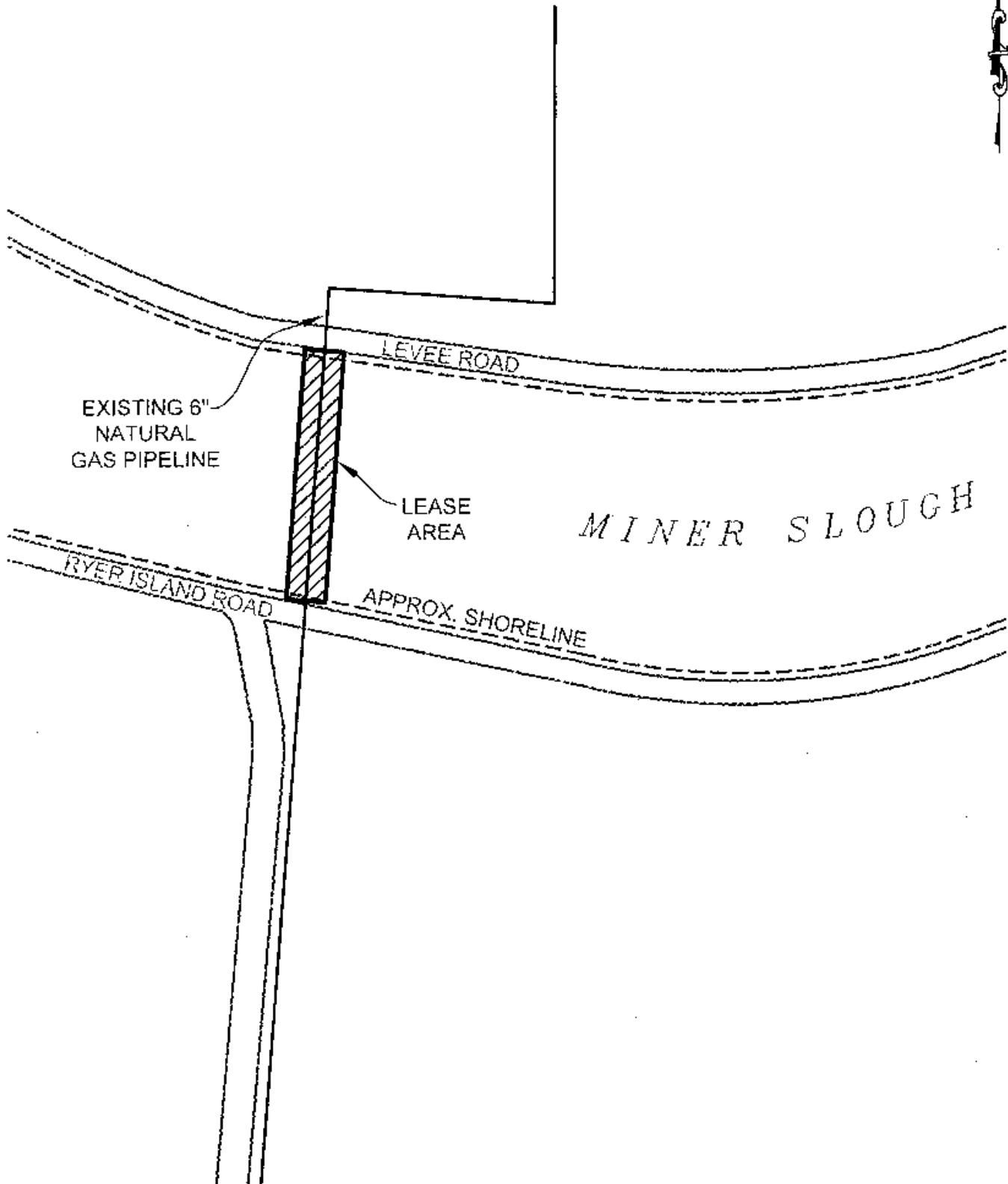


EXHIBIT A

Page 2 of 2

RGB 04/20/15

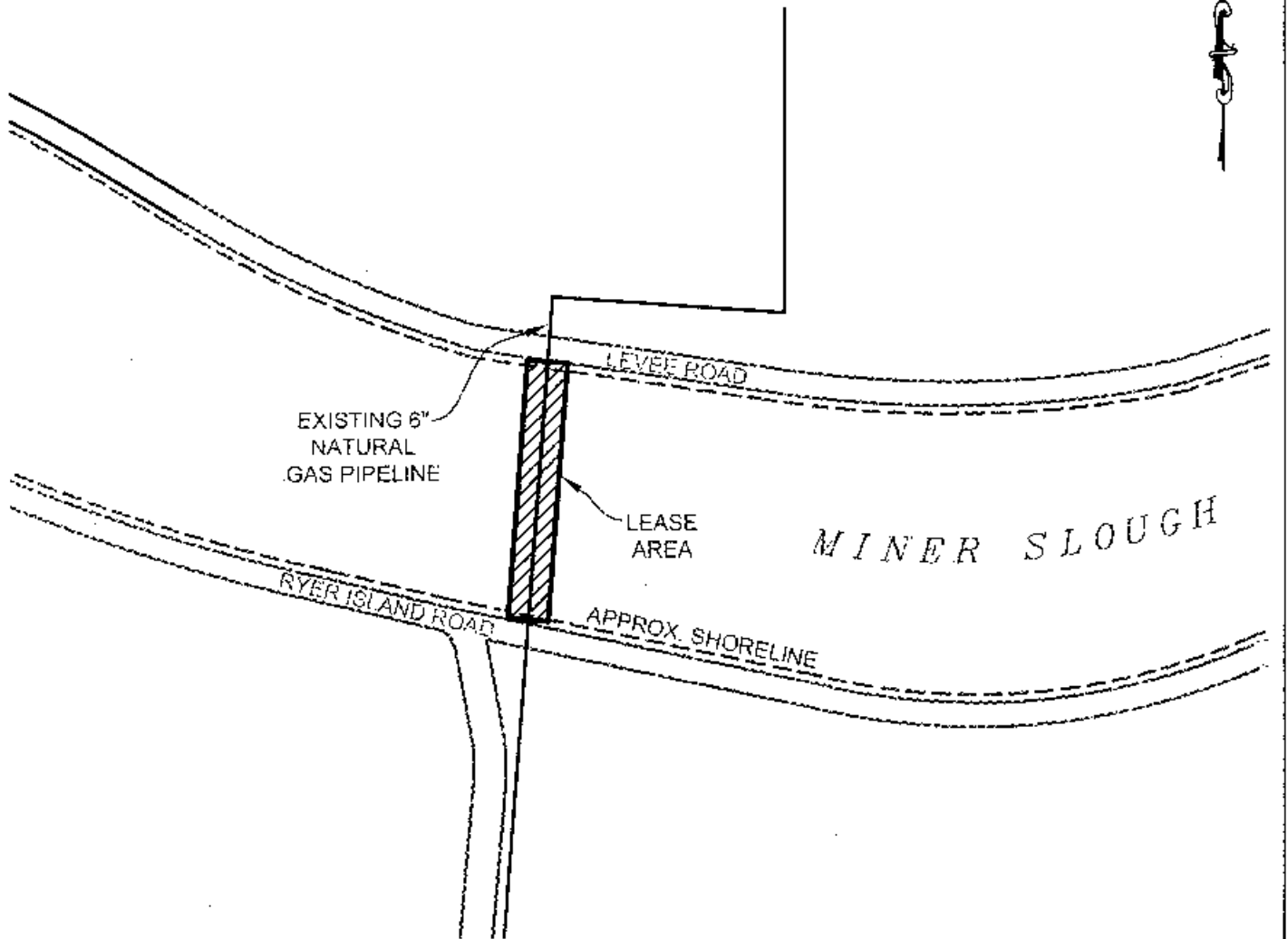
LAND DESCRIPTION PLAT
PRC 7832.1, DELTA GAS GATHERING, INC.
SOLANO COUNTY

CALIFORNIA STATE
LANDS COMMISSION



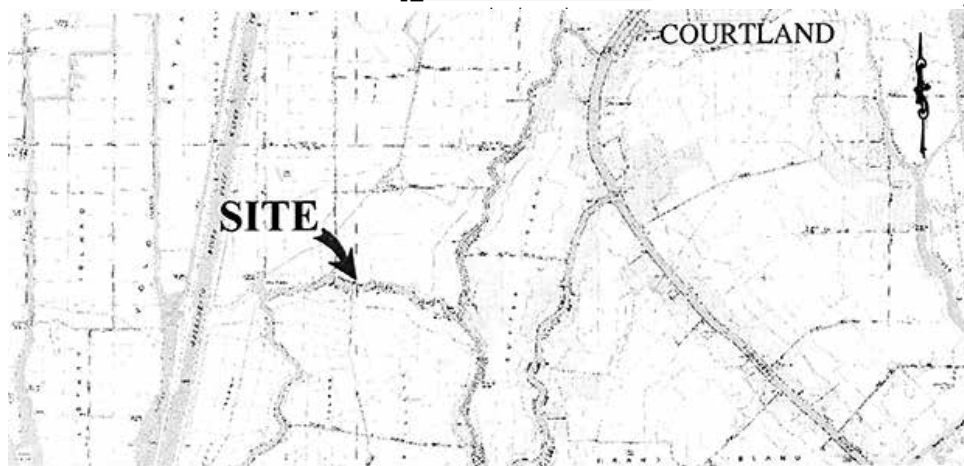
NO SCALE

SITE



RYER ISLAND, 10 MILES NORTHEAST OF RIO VISTA

LOCATION



MAP SOURCE: USGS QUAD

Exhibit B

PRC 7832.1
 DELTA GAS GATHERING, INC.
 GENERAL LEASE -
 RIGHT-OF-WAY USE
 SOLANO COUNTY



RGB 04/28/15

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.