

**STAFF REPORT
C38**

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10/19/17
PRC 9421.9
G. Asimakopoulos

**CORRECTION OF PRIOR AUTHORIZATION OF A
GENERAL LEASE – PUBLIC AGENCY USE**

LESSEE:

County of San Joaquin
Department of Public Works

AREA, LAND TYPE, AND LOCATION:

Sovereign land in Middle River, adjacent to Assessor's Parcel Numbers 129-200-35 and 129-180-36, near Stockton, San Joaquin County.

AUTHORIZED USE:

Construction, use, and maintenance of a new bridge known as the Woodward Island Bridge, use of a temporary construction easement, and the removal of the existing Woodward Island Ferry system.

LEASE TERM:

25 years, beginning August 17, 2017.

CONSIDERATION:

The public benefit, with the State reserving the right at any time to set a monetary rent if the Commission finds such action to be in the State's best interests.

PROPOSED CORRECTION:

Replace Exhibit A, Land Description, authorized at the August 17, 2017 Commission meeting ([Item C34, August 17, 2017](#)), with the attached Exhibit A, Land Description. All other terms and conditions of the lease shall remain in effect without change.

OTHER PERTINENT INFORMATION:

1. This activity is consistent with Strategy 1.1 of the Commission's Strategic Plan to deliver the highest levels of public health and safety in the protection, preservation, and responsible economic use of the lands and resources under the Commission's jurisdiction.
2. On August 17, 2017, the Commission authorized the issuance of a 25-year General Lease – Public Agency Use to the County of San

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Joaquin ([Item C34, August 17, 2017](#)). Staff has since discovered that the previously authorized Exhibit A, Land Description, described the lease premises as being a 100-foot-wide strip of tide and submerged land, and should have been described as a 120-foot-wide strip of tide and submerged land. Staff recommends the Commission approve the corrected Exhibit A, Land Description, attached hereto.

3. Authorizing the correction of the land description from a prior authorization of a General Lease – Public Agency Use is not a project as defined by the California Environmental Quality Act because it is an administrative action that will not result in direct or indirect physical changes in the environment.

Authority: Public Resources Code section 21065 and California Code of Regulations, title 14, section 15378, subdivision (b)(5).

EXHIBITS:

- A. Land Description
- A-1. Land Description – Temporary Construction Area
- B. Site and Location Map

RECOMMENDED ACTION:

It is recommended that the Commission:

AUTHORIZATION:

Authorize the correction of the Commission's August 17, 2017 authorization of a General Lease – Public Agency Use to County of San Joaquin, to replace the prior Exhibit A, Land Description, with a corrected Exhibit A, Land Description, attached hereto.

EXHIBIT A

PRC 9421.9

LAND DESCRIPTION

A one-hundred and twenty (120) foot wide strip of tide and submerged land situate in the bed of the Middle River, lying adjacent to, on the left bank, S&O Survey 1140 patented March 26, 1873, and on the right bank, S&O Survey 1267 patented November 24, 1876 County of San Joaquin, State of California and lying 5 feet northwesterly and 115 feet southeasterly of the following described line:

BEGINNING at Station 85 being a point on the traverse line run along the center of the levee adjacent to the left bank of the Middle River as shown on the "Map of Woodward Island" filed in Book 2 of Surveys, Page 72, San Joaquin County Records from which Station 84 bears North $76^{\circ}17'00''$ West 170.90 feet; thence North $41^{\circ}22'05''$ East 700 feet to a point on the east bank of said river and the terminus of said line.

The sidelines of said strip are to be lengthened or shortened so as to begin and terminate on the right and left banks of the Middle River.

END OF DESCRIPTION

PREPARED 8/24/17 BY THE CALIFORNIA STATE LANDS COMMISSION BOUNDARY UNIT



EXHIBIT A-1 (TEMPORARY CONSTRUCTION AREA)

PRC 9421.9

LAND DESCRIPTION

A four-hundred and forty (440) foot wide strip of tide and submerged land situate in the bed of the Middle River, lying adjacent to, on the left bank, S&O Survey 1140 patented March 26, 1873, and on the right bank, S&O Survey 1267 patented November 24, 1876 County of San Joaquin, State of California and lying 220 feet on each side of the following described centerline:

BEGINNING at Station 85 being a point on the traverse line run along the center of the levee adjacent to the left bank of the Middle River as shown on the "Map of Woodward Island" filed in Book 2 of Surveys, Page 72, San Joaquin County Records from which Station 84 bears North $76^{\circ}17'00''$ West 170.90 feet; thence North $45^{\circ}53'17''$ East 700 feet to a point on the east bank of said river and the terminus of said centerline.

The sidelines of said strip are to be lengthened or shortened so as to begin and terminate on the right and left banks of the Middle River.

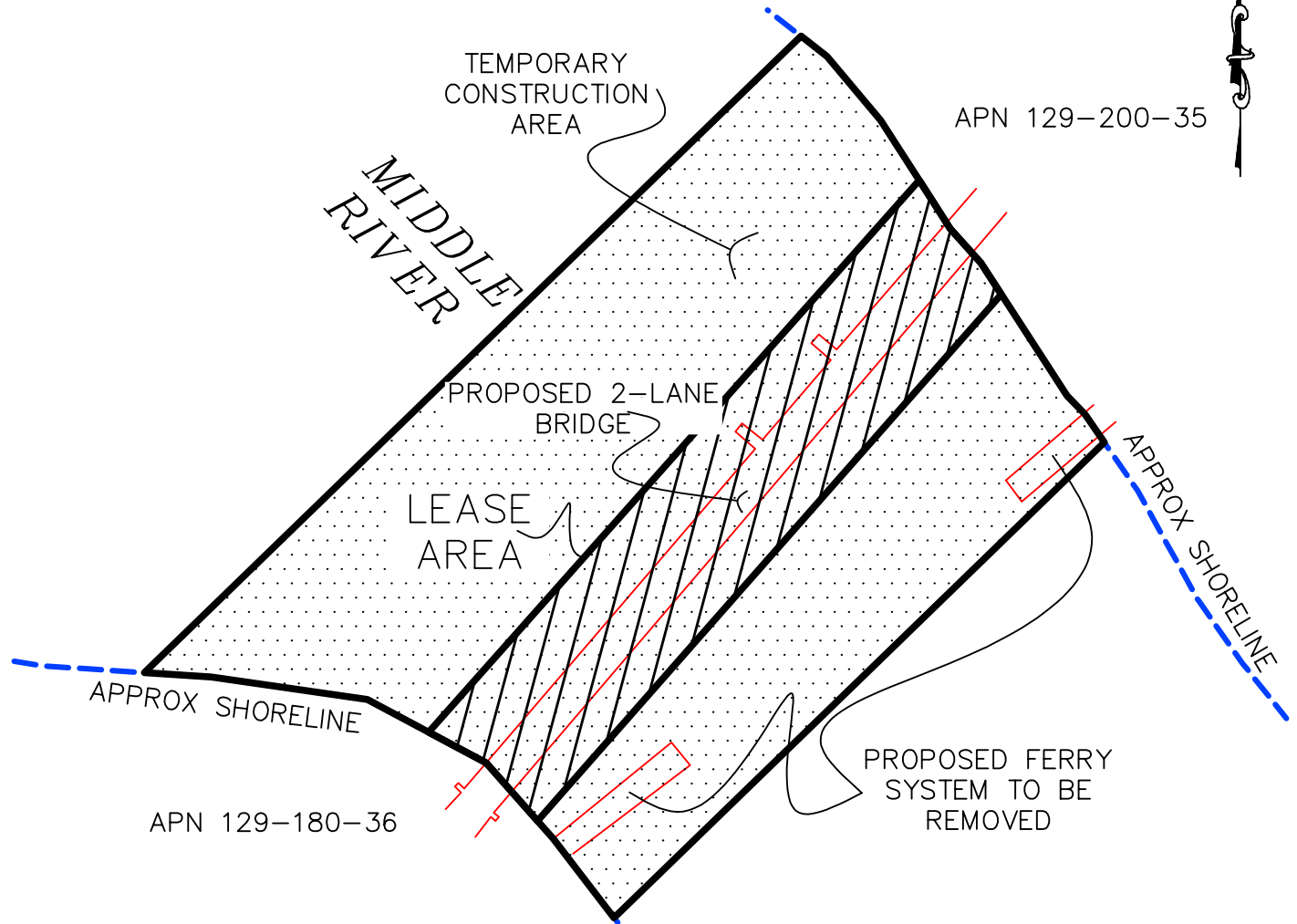
END OF DESCRIPTION

PREPARED 8/24/17 BY THE CALIFORNIA STATE LANDS COMMISSION BOUNDARY UNIT



NO SCALE

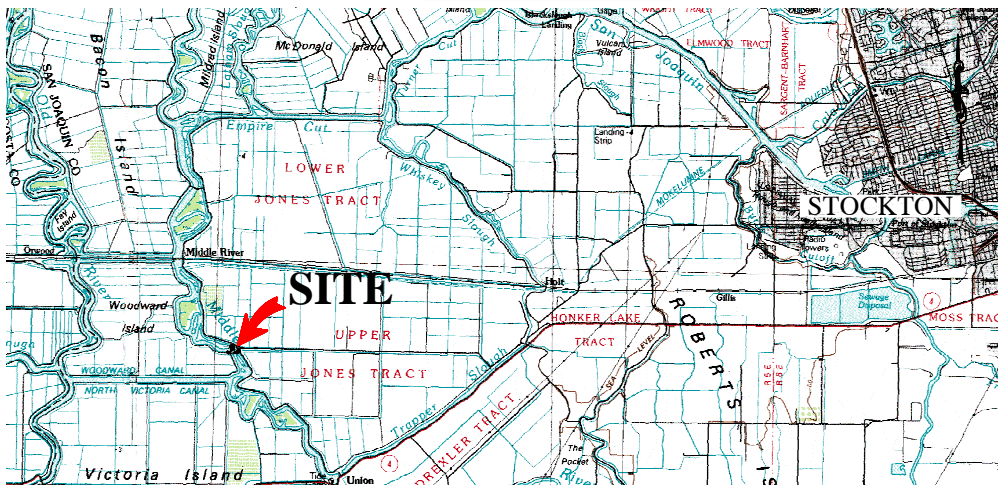
SITE



PROPOSED BRIDGE & WOODWARD ISLAND FERRY REMOVAL - MIDDLE RIVER

NO SCALE

LOCATION



MAP SOURCE: USGS QUAD

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.

Exhibit B

PRC 9421.9

COUNTY OF SAN JOAQUIN
APN 129-200-35 & 129-180-36

GENERAL LEASE -
PUBLIC AGENCY USE
SAN JOAQUIN COUNTY



MJF 8/24/17