

STANDARD 3 & P "NOTICE"

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"The Commission will recall that the legislative grant of the area of tide and submerged lands was for the purpose of making an area available upon which the City of Oakland is to construct its enlarged airport.

"The reason for the lease of the additional area at this time is that the Civil Aeronautics Administration is requiring that the Port of Oakland protect its proposed runways with the Standard C.A.A. Instrument Approach Zone, sufficient area for which was not included in the legislative grant.

"Under Port of Oakland Ordinance No. 976, the Board of Port Commissioners has started eminent domain proceedings against private parties for acquisition of portions of Tide Lands Commissioners Lots 25, 26, 27, and 28 in Section 10, T. 3 S., R. 3 W., M.D.M., and Lot 3, 4, 5, 6, 7, 11, 12, 13, 14, 15, and 16 in Section 15, T. 3 S., R. 3 W., M.D.M., which lots are shown on 'Map No. 1 of Marsh and Tidelands, Situate in Alameda County, State of California', on file in the office of the State Lands Commission. The acquisition of parts of these lots will qualify the Port of Oakland as upland owner of the tide and submerged lands which they now desire to lease from the Commission.

Mr. J. Kerwin Rooney, Port Attorney for the Port of Oakland, informed the Commission that there was no opposition that he knew of to the Port of Oakland's application for lease, and that this followed the procedure for previous grants.

UPON MOTION DULY MADE AND UNANIMOUSLY CARRIED, IT WAS RESOLVED AS FOLLOWS:

THE EXECUTIVE OFFICER IS AUTHORIZED TO ISSUE A LEASE TO THE PORT OF OAKLAND, FOR A PERIOD AS LONG AS THE LAND SHALL BE USED FOR AIRPORT PURPOSES AND SUBJECT TO REVERSION TO THE STATE UPON DISCONTINUANCE OF SUCH USE, OF APPROXIMATELY 3,000 ACRES OF TIDE AND SUBMERGED LANDS IN SECTIONS 10, 11, 15, 16, 17, 18, 19, 20, 21, 28, 29, 30, 31, AND 32, TOWNSHIP 3 SOUTH, RANGE 3 WEST, M.D.M., WHICH LANDS ARE IMMEDIATELY ADJACENT TO AND BAYWARD OF THE SOUTHEASTERLY BOUNDARY OF THE LEGISLATIVE GRANT TO THE CITY OF OAKLAND MADE BY CHAPTER 1023 OF THE STATUTES OF 1955, AND ALSO ARE BAYWARD AND WESTERLY OF THE OUTER SUBDIVISION LINE OF THE TIDELAND COMMISSIONERS NO. 1 MAP OF ALAMEDA COUNTY (1871); SAID LEASE TO BE SUBJECT TO THE ISSUANCE BY THE STATE OF AN EASEMENT TO THE CITY OF SAN LEANDRO FOR OUTFALL SEWER PURPOSES; SAID LANDS TO BE LEASED FOR THE CONSTRUCTION, MAINTENANCE, AND USE OF ADDITIONAL AIRPORT FACILITIES; THE CONSIDERATION TO THE STATE BEING THAT THE AREA IS TO BE USED FOR THE PUBLIC GOOD AND BENEFIT.

8. (CONSULTING SERVICES FOR REVIEW OF PROPOSED OIL AND GAS LEASES - W. O. 2049D.) The following report was presented to the Commission:

"On July 2, 1955 (Minute Item 5, pages 2715-16) the Commission authorized the Executive Officer to negotiate and enter into contracts with Dr. P. T. Roman, economist; Charles S. Bennett, planner; and the firm of Kemnitzer & Diepenbrock, geologists, for consulting services and for preparation of reports on problems

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relating to tide and submerged land oil and gas leases by the State Lands Commission. Contracts have been accepted by Mr. Bennett and the firm of Kemnitzer & Diepenbrock. Dr. Homan has reported that he will be unable to furnish any further consulting services until September, 1957. Areas under consideration currently by the Commission as to possible lease offers included principally tide and submerged lands, of which it is anticipated the majority will be classified as lands not within the known geologic structure of a producing oil or gas field. Chapter 1724, Statutes of 1955, specifies a fixed royalty rate for lease offers of this class of land and, therefore, it is not anticipated that there will be any problems requiring economic evaluations in connection with such offers."

Mr. Sam Grinsfelder of the Union Oil Company of California asked for a report on the progress being made in the classification of lands for proposed oil and gas leases, and was informed by Mr. Hortig that the Summerland area of 5,500 acres had been presented to the Commission at this meeting for consideration, that the present schedule contemplates a review of the acreage off the coast of Ventura County at the September meeting, and that the evaluations on the approximately 62,000 acres off the coast of Santa Barbara County are proceeding and, while it cannot be stated affirmatively that they will be presented at the September meeting, they will be ready for the following meeting.

Mr. Grinsfelder then asked about disposition of the lands off the coast of Orange County, and it was explained that the Commission had suspended action in this area until such time as the dispute with Orange County over ownership of the lands is settled.

Mr. Paul A. Lower of The Superior Oil Company requested clarification from the Commission or the Attorney General as to the plans at this time for handling the Orange County problem, remarking that if action was to be deferred to see what Orange County is going to do, that could be very indefinite, and a long period of time could be involved. He offered the suggestion that in the near future the Commission determine to let this area out for bid, after which Orange County could attempt to establish any right or claim it feels it has to the land through the courts, rather than allowing the matter to drag along. The Executive Officer reported that the Commission was handicapped in taking any action because of the recent death of Assistant Attorney General Everett W. Mattoon.

Mr. Lower asked if the staff or the Commission could give assurance that by the next meeting all of the lands off the coast of Santa Barbara and Ventura Counties will have been classified by the staff as being or not being on a known geologic structure. He was assured by the Executive Officer that the classification as to lands in Ventura County will have been made and that the staff will be prepared to present its recommendations to the Commission at the September meeting, and was told that the staff hopes to have the 62,000 acres in Santa Barbara County ready, but was not certain that this could be done.

UPON MOTION DULY MADE AND UNANIMOUSLY CARRIED, IT WAS RESOLVED AS FOLLOWS:

THE COMMISSION DEFERS THE RETENTION OF A CONSULTING ECONOMIST FOR PROBLEMS RELATED TO TIDE AND SUBMERGED LAND OIL AND GAS LEASES BY THE STATE LANDS COMMISSION.