

Assembly Bill No. 1847

CHAPTER 118

An act relating to public trust lands.

[Approved by Governor July 13, 2012. Filed with
Secretary of State July 13, 2012.]

LEGISLATIVE COUNSEL'S DIGEST

AB 1847, Bonnie Lowenthal. City of Long Beach: grant of public trust lands.

(1) Existing law grants to the City of Long Beach specified tide and submerged lands, bordering upon and under the Pacific Ocean or along the coastline within the territory of the City of Long Beach, subject to specified conditions.

This bill would grant and convey in trust to the City of Long Beach in the County of Los Angeles all the right, title, and interest of the State of California, subject to the city's statutory trust, acquired and held by the state pursuant to a specified agreement approved by the State Lands Commission, as described.

(2) The bill would declare that, due to the unique circumstances applicable only to specified lands located in the City of Long Beach in the County of Los Angeles that this is intended to address, a general statute within the meaning of specified provisions of the Constitution cannot be made applicable and a special statute is necessary.

The people of the State of California do enact as follows:

SECTION 1. (a) There is hereby granted and conveyed in trust to the City of Long Beach in the County of Los Angeles all the right, title, and interest of the State of California in certain trust lands, acquired and held by the state, subject to the common law public trust and the city's statutory trust, pursuant to the agreement that was approved as Calendar Item 135 of the June 23, 2011, State Lands Commission meeting, identified as the Bixby Park Public Trust Parcels, the Colorado Lagoon Public Trust Parcels, and the Marine Stadium Channel Public Trust Parcels and collectively referred to as the "Public Trust Parcels" which are further described as follows:

(1) BIXBY PARK PUBLIC TRUST PARCELS.

THAT PORTION OF LOT 3 AND ALL OF LOT 4 OF BLOCK 17, AND LOTS 1 TO 4 INCLUSIVE OF BLOCK 18, AND ALL OF LOT 1 AND A PORTION OF LOT 2 OF BLOCK 19, TOGETHER WITH ALL OF SIXTEENTH PLACE (55 FEET WIDE), AS VACATED BY DOCUMENT RECORDED AUGUST 5, 1955, AS INSTRUMENT NO.

2967, OFFICIAL RECORDS, AND SEVENTEENTH PLACE (55 FEET WIDE), AS VACATED BY RESOLUTION NO. C-7485, ALL AS SHOWN ON THE MAP OF THE EASTERN HALF OF ALAMITOS BEACH TOWNSITE, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 1, PAGE 90 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. ALSO A PORTION OF THAT PARCEL OF LAND ADJOINING ON THE SOUTH EXTENDING TO THE COMPROMISE TIDELAND BOUNDARY SHOWN ON THE SURVEY OF THE COMPROMISE TIDELAND BOUNDARY RECORDED MARCH 11, 1968, DOCUMENT 1498, IN BOOK M2796, PAGES 449 THROUGH 586, OFFICIAL RECORDS OF SAID COUNTY, ALL DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY LINE OF OCEAN BOULEVARD, 100 FEET WIDE, AS SHOWN ON THE MAP OF SAID EASTERN HALF OF ALAMITOS BEACH TOWNSITE, SAID POINT BEING 14 FEET WESTERLY FROM THE NORTHEAST CORNER OF SAID LOT 3 OF SAID BLOCK 17; THENCE, SOUTHEASTERLY ALONG SAID SOUTHERLY LINE, SOUTH 80° 44' 56" EAST, 234.00 FEET (SHOWN AS SOUTH 81° 06' 00" EAST ON SAID MAP OF THE EASTERN HALF OF ALAMITOS BEACH TOWNSITE); THENCE, SOUTH 76° 07' 03" EAST, 247.50 FEET; THENCE, LEAVING SAID SOUTHERLY LINE, SOUTH 13° 52' 57" WEST, 322.50 FEET TO A POINT ON SAID COMPROMISE TIDELAND BOUNDARY; THENCE, WESTERLY ALONG SAID BOUNDARY, NORTH 80° 50' 20" WEST, 139.43 FEET; THENCE, NORTH 81° 45' 50" WEST, 245.18 FEET; THENCE, NORTH 82° 08' 49" WEST, 70.10 FEET TO A POINT OF INTERSECTION WITH SAID COMPROMISE TIDELAND BOUNDARY AND A LINE PARALLEL WITH AND 14.00 FEET WESTERLY OF THE EASTERLY LINE OF SAID LOT 3 OF SAID BLOCK 17; THENCE, NORTHERLY ALONG SAID PARALLEL LINE, NORTH 09° 15' 04" EAST, 347.71 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS 158,456 SQUARE FEET, 3.638 ACRES, MORE OR LESS.

(2) COLORADO LAGOON PUBLIC TRUST PARCELS.

THOSE PORTIONS OF LOTS 193, 194, 215, AND 216 OF THE ALAMITOS TRACT, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 36, PAGES 37 THROUGH 44, INCLUSIVE, OF MISCELLANEOUS RECORDS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, TOGETHER WITH LOTS 1 AND 2 OF THE WENRICH TRACT, IN SAID CITY, COUNTY, AND STATE, AS PER MAP RECORDED IN BOOK 9, PAGE 153 OF MAPS, IN SAID RECORDER'S OFFICE, AND THAT PORTION OF LOT 2 OF TRACT NO. 1779, IN SAID CITY, COUNTY, AND STATE, AS PER MAP RECORDED IN BOOK 22, PAGES 26 AND 27 OF MAPS, IN SAID RECORDER'S OFFICE, TOGETHER WITH THOSE PORTIONS OF

NIETO AVENUE, 60 FEET WIDE, AS SHOWN ON MAP OF SAID ALAMITOS TRACT, AND COLORADO STREET, DEDICATED AS A PUBLIC STREET PER CITY OF LONG BEACH ORDINANCE NO. C-1138 DATED MAY 31, 1932, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEASTERLY TERMINUS OF LOT 1 OF SAID WENRICH TRACT, SAID TERMINUS BEING THE SOUTHWESTERLY INTERSECTION OF THE WESTERLY LINE OF ORLENA AVENUE AND THE SOUTHERLY LINE OF VERMONT STREET; THENCE, WESTERLY ALONG SAID LOT 1 NORTH $89^{\circ} 53' 12''$ WEST, 165.02 FEET TO A POINT ON SAID SOUTHERLY LINE OF VERMONT STREET; THENCE, AT RIGHT ANGLES ACROSS VERMONT STREET NORTH $00^{\circ} 06' 48''$ EAST, 50.00 FEET TO THE SOUTHEASTERLY TERMINUS OF LOT 22 OF ADDITION TO THE PALM ISLAND, AS PER MAP RECORDED IN BOOK 6, PAGE 23 OF MAPS; THENCE, NORTH $89^{\circ} 53' 12''$ WEST, 135.00 FEET TO A POINT ON THE WESTERLY LINE OF A 10.00 FOOT WIDE ALLEY; THENCE, NORTHERLY ALONG SAID WESTERLY LINE NORTH $00^{\circ} 05' 36''$ EAST, 275.00 FEET TO THE SOUTHERLY LINE OF FOURTH STREET; THENCE, WESTERLY ALONG SAID SOUTHERLY LINE NORTH $89^{\circ} 53' 12''$ WEST, 30.00 FEET TO A POINT ON SAID SOUTHERLY LINE; THENCE, NORTHERLY ACROSS FOURTH STREET NORTH $00^{\circ} 05' 36''$ EAST, 60.00 FEET TO THE NORTHWESTERLY INTERSECTION OF THE NORTHERLY LINE OF FOURTH STREET AND THE WESTERLY LINE OF MONROVIA AVENUE; THENCE, NORTHERLY ALONG SAID WESTERLY LINE NORTH $00^{\circ} 05' 36''$ EAST, 601.15 FEET TO THE SOUTHWESTERLY INTERSECTION OF THE WESTERLY LINE OF MONROVIA AVENUE AND THE SOUTHERLY LINE OF SIXTH STREET; THENCE, WESTERLY ALONG SAID SOUTHERLY LINE NORTH $89^{\circ} 54' 24''$ WEST, 318.30 FEET TO A POINT; THENCE, LEAVING SAID SOUTHERLY LINE SOUTH $01^{\circ} 15' 34''$ EAST, 256.50 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE EAST HAVING A RADIUS OF 450.00 FEET; THENCE, SOUTHERLY 105.25 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF $13^{\circ} 24' 03''$; THENCE, TANGENT TO LAST MENTIONED CURVE SOUTH $14^{\circ} 39' 37''$ EAST, 17.47 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE WEST HAVING A RADIUS OF 600.00 FEET; THENCE, SOUTHERLY 131.07 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF $12^{\circ} 30' 58''$ TO THE BEGINNING OF A TANGENT COMPOUND CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 190.00 FEET TO WHICH BEGINNING OF CURVE A RADIAL BEARS NORTH $87^{\circ} 51' 20''$ EAST; THENCE, SOUTHWESTERLY 123.20 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF $37^{\circ} 09' 02''$ TO THE BEGINNING OF A TANGENT COMPOUND CURVE CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 75.00 FEET AND TO WHICH BEGINNING OF CURVE A RADIAL BEARS SOUTH $54^{\circ} 59' 38''$ EAST; THENCE, SOUTHWESTERLY 83.62 FEET ALONG

SAID CURVE THROUGH A CENTRAL ANGLE OF $63^{\circ} 52' 44''$; THENCE, TANGENT TO LAST MENTIONED CURVE NORTH $81^{\circ} 06' 54''$ WEST 590.52 FEET; THENCE, NORTH $27^{\circ} 31' 52''$ WEST, 69.12 FEET; THENCE, NORTH $90^{\circ} 00' 00''$ WEST, 62.03 FEET; THENCE, NORTH $67^{\circ} 18' 28''$ WEST, 102.89 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE NORTHEAST HAVING A RADIUS OF 86.75 FEET; THENCE, NORTHWESTERLY 101.17 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF $66^{\circ} 49' 19''$ TO THE BEGINNING OF A REVERSE CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 150.00 FEET AND TO WHICH BEGINNING OF CURVE A RADIAL BEARS NORTH $89^{\circ} 30' 51''$ EAST; THENCE, NORTHWESTERLY 138.50 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF $52^{\circ} 54' 13''$ TO THE BEGINNING OF A TANGENT COMPOUND CURVE CONCAVE TO THE SOUTH HAVING A RADIUS OF 125.00 FEET AND TO WHICH THE BEGINNING OF CURVE A RADIAL BEARS NORTH $36^{\circ} 36' 38''$ EAST; THENCE, WESTERLY 236.99 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF $108^{\circ} 37' 40''$ TO A NON-TANGENT LINE; THENCE, NORTH $81^{\circ} 49' 38''$ WEST 132.99 FEET TO A POINT ON THE EASTERLY LINE OF PARK AVENUE; THENCE, SOUTHERLY ALONG SAID EASTERLY LINE SOUTH $00^{\circ} 06' 48''$ WEST, 392.28 FEET TO A POINT ON THE SOUTHERLY LINE OF LAND DESCRIBED IN BOOK 1929, PAGE 47 OF DEEDS TO PERY COMPANY; THENCE, SOUTHEASTERLY ALONG SAID SOUTHWESTERLY LINE SOUTH $52^{\circ} 15' 48''$ EAST, 917.50 FEET TO A POINT ON THE NORTHERLY LINE OF COLORADO STREET; THENCE, EASTERLY ALONG SAID NORTHERLY LINE SOUTH $89^{\circ} 53' 12''$ EAST, 703.66; THENCE, LEAVING SAID NORTHERLY LINE, NORTH $00^{\circ} 06' 48''$ EAST, 90.20 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 200.00 FEET, A RADIAL LINE TO SAID CURVE BEARS NORTH $00^{\circ} 36' 56''$ WEST; THENCE, EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF $21^{\circ} 45' 08''$, AN ARC LENGTH OF 75.93 FEET; THENCE, SOUTHEASTERLY ALONG A NON-TANGENT COURSE, SOUTH $40^{\circ} 35' 44''$ EAST, 47.79 FEET; THENCE, SOUTH $00^{\circ} 06' 48''$ WEST, 40.68 FEET TO A POINT ON THE NORTHERLY LINE OF SAID COLORADO STREET; THENCE, EASTERLY ALONG SAID NORTHERLY LINE, SOUTH $89^{\circ} 53' 12''$ EAST, 24.42 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 135.00 FEET; THENCE, SOUTHEASTERLY 117.95 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF $50^{\circ} 03' 29''$; THENCE, TANGENT TO LAST MENTIONED CURVE, SOUTH $39^{\circ} 49' 43''$ EAST, 19.86 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE NORTH HAVING A RADIUS OF 14.00 FEET; THENCE, EASTERLY 16.79 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF $68^{\circ} 42' 25''$ TO THE BEGINNING OF A TANGENT COMPOUND CURVE

CONCAVE TO THE NORTHWEST HAVING A RADIUS OF 56.00 FEET AND TO WHICH THE BEGINNING OF CURVE A RADIAL BEARS SOUTH 18° 32' 08" EAST; THENCE, NORTHEASTERLY 33.85 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 34° 37' 56" TO THE BEGINNING OF A TANGENT REVERSE CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 120.00 FEET AND TO WHICH THE BEGINNING OF CURVE A RADIAL BEARS NORTH 53° 10' 04" WEST; THENCE, NORTHEASTERLY 111.59 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 53° 16' 52" TO A POINT ON THE NORTHERLY LINE OF COLORADO STREET; THENCE, EASTERLY ALONG SAID NORTHERLY LINE SOUTH 89° 53' 12" EAST, 108.04 FEET TO THE WESTERLY LINE OF ORLENA AVENUE; THENCE, NORTHERLY ALONG SAID WESTERLY LINE NORTH 00° 05' 36" EAST, 275.00 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS 1,275,261 SQUARE FEET, 29.276 ACRES, MORE OR LESS.

(3) MARINE STADIUM CHANNEL PUBLIC TRUST PARCEL.

BEING A PORTION OF LOT 2, TRACT NO. 1779, BOOK 22, PAGES 26 AND 27 OF MAPS, A PORTION OF LOT 221A OF THE ALAMITOS TRACT, BOOK 36, PAGES 37 THROUGH 44, MISCELLANEOUS RECORDS, AND A PORTION OF ELIOT STREET AS DESCRIBED IN INSTRUMENT NO. 83-1170492, IN THE CITY OF LONG BEACH, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS FILED IN THE OFFICE OF THE RECORDER OF SAID COUNTY, TOGETHER WITH A PORTION OF COLORADO STREET DEDICATED AS A PUBLIC STREET PER CITY OF LONG BEACH ORDINANCE NO. C-1138 DATED MAY 31, 1932, ON FILE WITH THE CITY CLERK OF THE CITY OF LONG BEACH.

COMMENCING AT A POINT 600.00 FEET EASTERLY OF THE SOUTHWEST CORNER OF LOT 216 OF SAID ALAMITOS TRACT, AS MEASURED ALONG THE SOUTHERLY LINE OF SAID LOT 216, AND 30 FEET NORTHERLY, AS MEASURED AT RIGHT ANGLES TO SAID SOUTHERLY LINE, SAID POINT ALSO BEING THE POINT OF INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF COLORADO STREET, 60 FEET WIDE, AND THE WESTERLY RIGHT-OF-WAY LINE OF ORLENA AVENUE, 60 FEET WIDE, AS THEY NOW EXIST; THENCE, WESTERLY ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF COLORADO STREET, NORTH 89° 53' 12" WEST, 72.46 FEET TO THE TRUE POINT OF BEGINNING FOR THIS DESCRIPTION; THENCE, LEAVING SAID NORTHERLY RIGHT-OF-WAY LINE, SOUTH 36° 32' 52" EAST, 799.02 FEET; THENCE, SOUTH 80° 47' 20" WEST, 78.80 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHEASTERLY HAVING A RADIUS OF 48.00 FEET, A RADIAL LINE TO SAID CURVE BEARS NORTH 15° 16' 31" WEST; THENCE, SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL

ANGLE OF 26° 20' 31", AN ARC LENGTH OF 22.07 FEET; THENCE, SOUTH 48° 22' 58" WEST, 39.69 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 270.00 FEET; THENCE, SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 22° 48' 42", AN ARC LENGTH OF 107.50 FEET TO THE BEGINNING OF A COMPOUND CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 85.00 FEET; THENCE, SOUTHERLY ALONG SAID COMPOUND CURVE THROUGH A CENTRAL ANGLE OF 52° 45' 53", AN ARC LENGTH OF 78.28 FEET; THENCE, NON-TANGENT TO SAID COMPOUND CURVE, SOUTH 48° 03' 38" WEST, 9.00 FEET; THENCE, NORTH 42° 11' 09" WEST, 170.01 FEET; THENCE, NORTH 43° 31' 53" WEST, 402.78 FEET; THENCE, NORTH 51° 52' 58" WEST, 43.67 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE EASTERLY, HAVING A RADIUS OF 174.00 FEET; THENCE, NORTHERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 72° 55' 51", AN ARC LENGTH OF 221.48 FEET; THENCE, NORTH 21° 02' 53" EAST, 78.88 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 18.00 FEET; THENCE, NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 61° 12' 37", AN ARC LENGTH OF 19.23 FEET TO THE BEGINNING OF A REVERSE CURVE CONCAVE NORTHWESTERLY, HAVING A RADIUS OF 107.00 FEET; THENCE, NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 46° 59' 14", AN ARC LENGTH OF 87.75 FEET TO THE BEGINNING OF A REVERSE CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 68.00 FEET; THENCE, NORTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 19° 31' 15", AN ARC LENGTH OF 23.17 FEET; THENCE, ALONG A NON-TANGENT LINE, NORTH 15° 42' 31" WEST, 59.67 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 120.00 FEET, A RADIAL LINE TO THE BEGINNING OF SAID CURVE BEARS NORTH 24° 38' 39" WEST; THENCE, EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 24° 45' 27", AN ARC LENGTH OF 51.85 FEET TO A POINT ON SAID NORTHERLY RIGHT-OF-WAY LINE OF COLORADO STREET; THENCE, TANGENT TO LAST MENTIONED CURVE, SOUTH 89° 53' 12" EAST, 35.58 FEET ALONG SAID NORTHERLY RIGHT-OF-WAY TO THE TRUE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS 255,780 SQUARE FEET, 5.872 ACRES, MORE OR LESS.

(b) The leases of the lands described in subdivision (a), designated as PRC 8929 and PRC 8930, from the State Lands Commission to the City of Long Beach shall terminate on January 1, 2013.

(c) The City of Long Beach shall hold, operate, and manage, in trust for the benefit of the statewide public, the public trust lands described in subdivision (a) in accordance with the common law public trust doctrine

and the terms, trusts, and conditions pursuant to, inter alia, Chapter 676 of the Statutes of 1911, Chapter 102 of the Statutes of 1925, Chapter 158 of the Statutes of 1935, and Chapter 138 of the First Extraordinary Session of the Statutes of 1964, as amended.

SEC. 2. The Legislature finds and declares that, because of the unique circumstances applicable only to the lands described in Section 1 of this act, a statute of general applicability cannot be enacted within the meaning of subdivision (b) of Section 16 of Article IV of the California Constitution. Therefore, this special statute is necessary.