

**CALENDAR ITEM  
C78**

A 34  
S 17

06/21/13  
PRC 4511.2  
C. Hudson

**GENERAL LEASE – RIGHT-OF-WAY USE**

**APPLICANT:**

Southern California Edison Company  
2131 Walnut Grove Avenue  
G03, 205A  
Rosemead, CA 91770

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

0.302 acre parcel of State School land in a portion of Section 16, Township 24 South, Range 38 East, MDM, near the unincorporated community of Little Lake, Inyo County.

**AUTHORIZED USE:**

Operation, use, and maintenance of an existing 33 kilovolt (kV) electrical distribution line, five wood poles, and three steel towers not previously authorized by the Commission and the removal of four existing wood poles previously authorized by the Commission.

**LEASE TERM:**

25 years, beginning June 21, 2013.

**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 an amount no less than \$2,000,000 per occurrence. Applicant may satisfy all or part of the insurance requirements through maintenance of a staff-approved self-insurance program as outlined in the Lease.

CALENDAR ITEM NO. **C78** (CONT'D)

Surety:

Surety bond or other security in the amount of Bond: \$50,000. The Applicant may add this amount to an existing bond or surety for other facilities leased from the Commission.

**OTHER PERTINENT INFORMATION:**

1. On April 24, 1986, the Commission authorized a General Lease – Right-of-Way Use with Louisiana-Pacific Corporation and Southern California Edison Company for electrical power distribution lines. On November 15, 1994, the Commission authorized the removal of the facilities and the acceptance of a Quitclaim Deed for the lease.
2. During the inspection of the restoration, the Applicant discovered that an existing 33 kilovolt (kV) electrical distribution line, five wood poles, and three steel towers under its operation were within the same right-of-way. The facilities have existed for years, but were never under lease. The Applicant also discovered that four existing, unused wood poles from the original distribution line had not been removed. The Applicant is now requesting the approval of a new General Lease – Right-of-Way Use for the existing facilities and the removal of the four existing unused wood poles.
3. The staff recommends that the Commission find that this activity is exempt from the requirements of California Environmental Quality Act (CEQA) as a categorically exempt project. The project is exempt under Existing Facilities; California Code of Regulations, Title 14, section 15301.

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

4. This activity involves lands which have NOT been identified as possessing significant environmental values pursuant to Public Resources Code section 6370 et seq.; however, the Commission has declared that all lands are “significant” by nature of their public ownership (as opposed to “environmentally significant”). Since such declaration of significance is not based upon the requirements and criteria of Public Resources Code section 6370 et seq., use classifications for such lands have not been designated. Therefore, the finding of the project’s consistency with the use classification as required by California Code of Regulations, Title 2, section 2954 is not applicable.

CALENDAR ITEM NO. **C78** (CONT'D)

**EXHIBITS:**

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

**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 under Existing Facilities; California Code of Regulations, Title 14, section 15301.

**AUTHORIZATION:**

Authorize issuance of a General Lease – Right-of-Way Use to Southern California Edison Company beginning June 21, 2013, for a term of 25 years, for the operation, use, and maintenance of an existing 33 kV electrical distribution line, five wood poles, three steel towers, and the removal of four existing wood poles on the land described on 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; liability insurance in an amount no less than \$2,000,000 per occurrence or an equivalent staff-approved self-insurance program, and surety in the amount of \$50,000.

EXHIBIT "A"  
LAND DESCRIPTION

PRC 4511.2

THAT PORTION OF THE EAST HALF OF THE SECTION 16, TOWNSHIP 24 SOUTH, RANGE 38 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE UNINCORPORATED AREA OF THE COUNTY OF INYO, STATE OF CALIFORNIA, AS SHOWN ON RECORD OF SURVEY, FILED IN BOOK 4, PAGE 109, RECORDS OF SURVEY, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, AS LOCATED WITHIN THE LANDS OF THE GRANTOR, LYING WITHIN STRIPS OF LAND OF VARIED WIDTHS DESCRIBED INDIVIDUALLY AS FOLLOWS:

**PARCEL 1 - TRANSMISSION LINE**

A STRIP OF LAND 10.00 FEET IN WIDTH, THE CENTERLINE IS DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT AT THE NORTHWEST CORNER OF SECTION 16, AS SHOWN ON SAID RECORD OF SURVEY, SAID POINT BEARS SOUTH 89°58'22" WEST, 2662.28 FEET FROM THE NORTH QUARTER CORNER OF SAID SECTION 16; THENCE SOUTH 57°41'34" EAST, 6261.51 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 17°43'15" WEST, 1298.05 FEET TO A POINT HEREAFTER REFERRED TO AS POINT "A"; THENCE NORTH 17°43'15" WEST, 5.00 FEET TO A POINT, SAID POINT BEARS SOUTH 46°40'21" EAST, 3070.05 FEET FROM SAID NORTH QUARTER CORNER, SAID POINT ALSO BEING THE TERMINUS OF THE HEREIN DESCRIBED CENTERLINE.

**STRIP 1 - ANCHOR LINE**

A STRIP OF LAND 5.00 FEET IN WIDTH, THE CENTERLINE IS DESCRIBED AS FOLLOWS:

BEGINNING AT POINT "A" DESCRIBED IN PARCEL 1 ABOVE; THENCE NORTH 16°16'17" WEST 36.91 FEET TO A POINT TERMINUS.

EXCEPTING THEREFROM THAT PORTION LYING WITHIN SAID PARCEL 1.

NOTE: DISTANCES SHOWN ARE GRID DISTANCES BASED ON THE CALIFORNIA COORDINATE SYSTEM, ZONE 4, NORTH AMERICAN DATUM OF 1983. TO OBTAIN GROUND DISTANCE, DIVIDE THE GRID DISTANCE BY A COMBINED SCALE FACTOR OF 0.999907676.

ALL FOUND MONUMENT DESCRIPTIONS, BASIS OF BEARINGS, COURSES, ETC. ARE AS SHOWN ON EXHIBIT "A" ATTACHED HERewith AND ARE FOR REFERENCE PURPOSES ONLY.

PREPARED BY ME OR UNDER MY DIRECTION

PREPARED BY ME OR UNDER MY DIRECTION

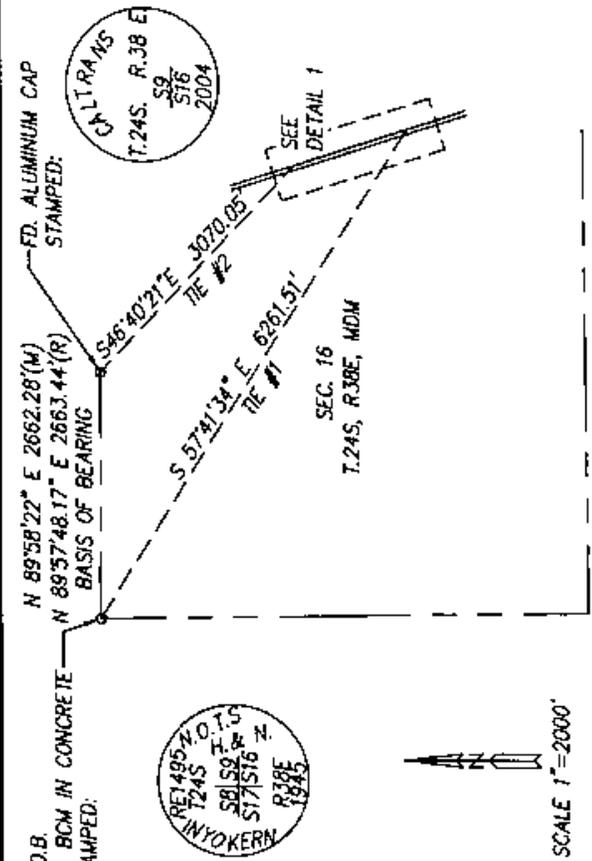
 DATE 1-29-13

BRIAN W. MOORE, P.L.S. No. 7533

SOUTHERN CALIFORNIA EDISON COMPANY

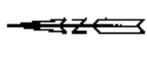


PORTION OF EAST HALF OF SEC. 16, TOWNSHIP 24 SOUTH, RANGE 38 EAST, MOUNT DIABLO MERIDIAN, INYO COUNTY, STATE OF CALIFORNIA

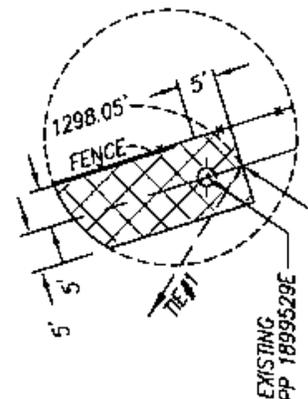
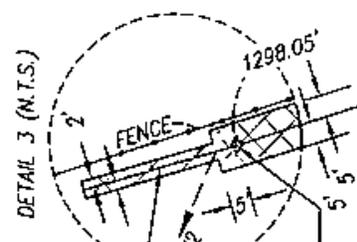


ALL TRANS  
T. 24S. R. 38 E  
S9  
S16  
2004

RE 1495 N.O.T.S.  
1245  
S81507  
S17516 Z  
R38E  
1945  
INYO KERN

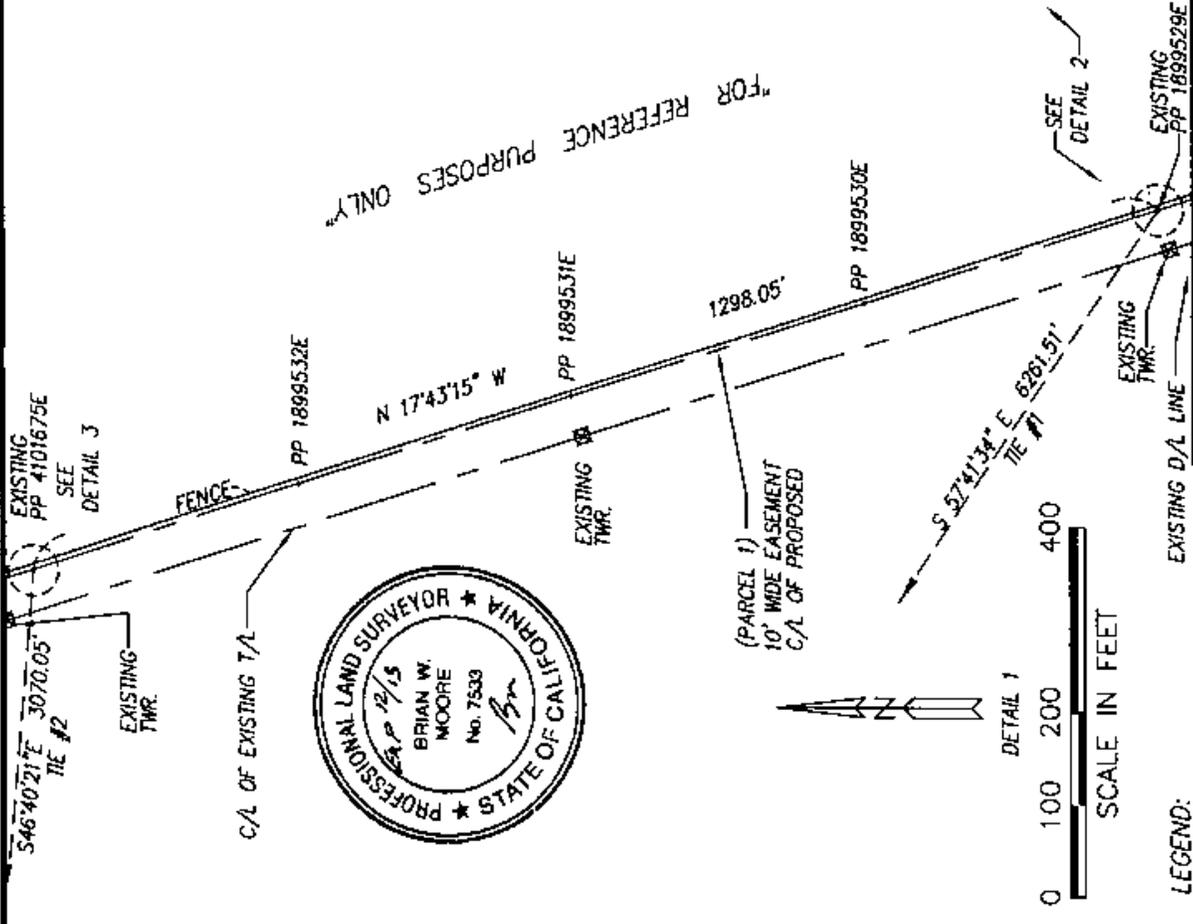


STRIP #1 N 16°16'17" W 36.91'

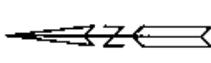


NOTE: DISTANCES SHOWN ARE GRID DISTANCES BASED ON THE CALIFORNIA COORDINATE SYSTEM, ZONE 4, NORTH AMERICAN DATUM 1983. TO OBTAIN GROUND DISTANCE, DIVIDE THE GRID DISTANCE BY A COMBINED SCALE FACTOR OF 0.999907676

FOR REFERENCE PURPOSES ONLY



PROFESSIONAL LAND SURVEYOR  
BRIAN W. MOORE  
No. 7533  
STATE OF CALIFORNIA



SCALE IN FEET  
0 100 200 400

LEGEND:

EXISTING D/L LINE  
EXISTING TWR  
EXISTING 33 KV T/L R/W  
PP 1899532E  
PP 1899530E  
PP 1899529E

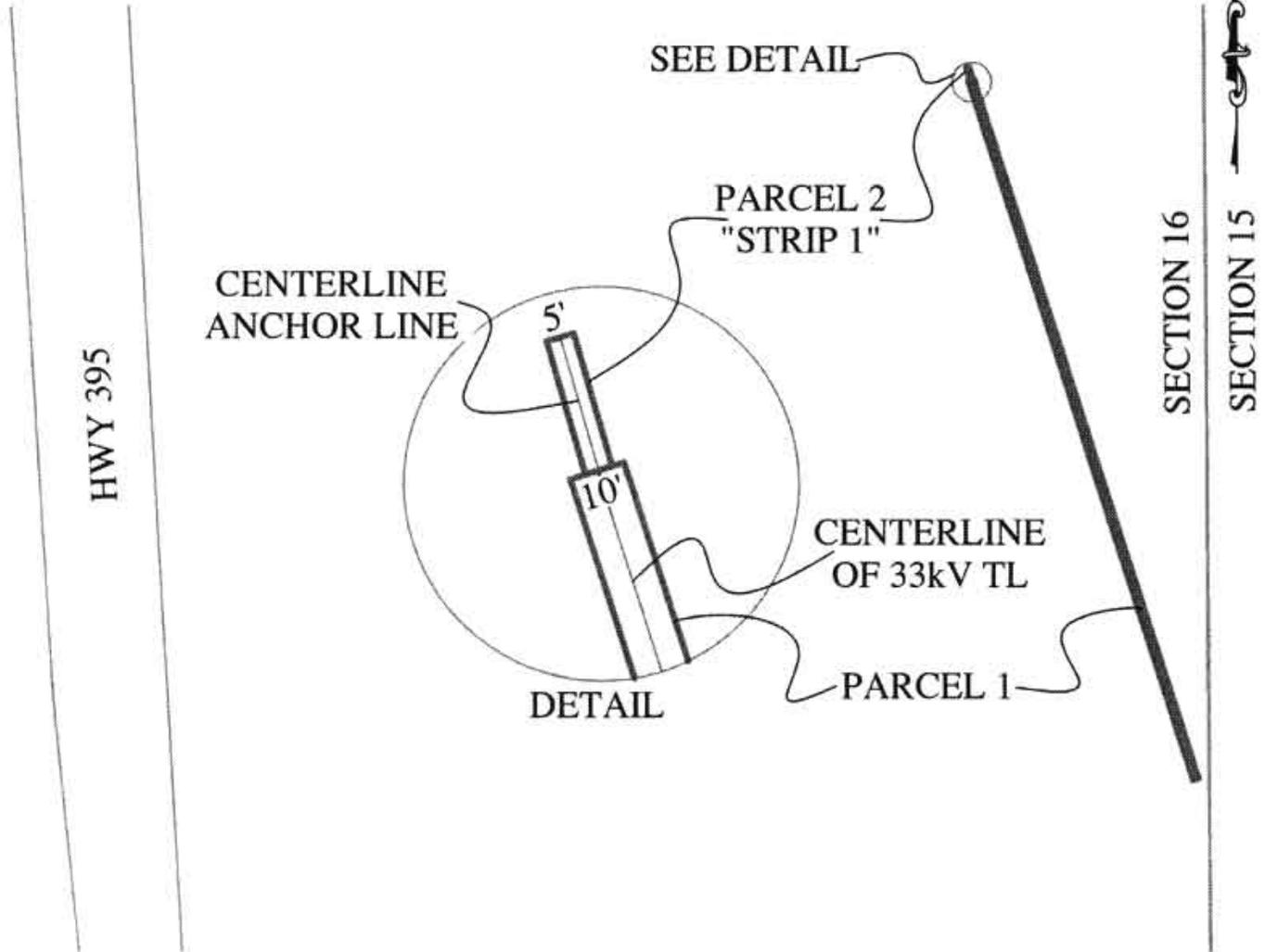
EASEMENT AREA TO SOUTHERN CALIFORNIA EDISON COMPANY FROM STATE OF CALIFORNIA-LANDS DIVISION (13,158 SQ. FT. 0.3021 AC.)  
(M) MEASURED GRID DISTANCE  
(R) R.S. 4/109

EXHIBIT "A" PAGE 2 OF 2

PROJECT NAME: SAWMILL 33 KV T/L R/W	1/29/2013 7:47 AM	M.S. -
MAP & F.B. REF: SCE FB 10749/78-82	CITY: UNINCORPORATED	COUNTY: INYO
DRAWN BY: RF	SURVEYED BY: JM	CHECKED BY: DM
DATE: 07/03/12	LAND INFO: N/A	SER: N/A
WORK ORDER NO.: 800883690	NOTIFICATION NO.: 201957545	File Name: M:\ARCHIVE\DRAWING\ 2012-201957545 .DWG

NO SCALE

### SITE



Section 16, T 24 S, R 38 E, MDM near Little Lake

NO SCALE

### LOCATION



MAP SOURCE: USGS QUAD

### **Exhibit B**

PRC 4511.2  
 SOUTHERN CALIFORNIA EDISON  
 APN 037-260-01  
 GENERAL LEASE -  
 RIGHY-OF-WAY USE  
 INYO 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.

MJF 2/5/13