

DEPARTMENT OF FISH AND GAME

WILDLIFE CONSERVATION BOARD

1807 13TH STREET, SUITE 103
 SACRAMENTO, CALIFORNIA 95814
 (916) 445-8448
 FAX (916) 323-0280
www.dfg.ca.gov/wcb

State of California
 The Resources Agency
 Department of Fish and Game
WILDLIFE CONSERVATION BOARD
 Minutes
 November 22, 2002

ITEM NO.	Page
1. Roll Call	1
2. Funding Status – Informational	3
3. Special Project Planning Account – Informational	5
4. PROPOSED CONSENT CALENDAR (Items 5 through 23)	6
*5. Approval of Minutes – August 22, 2002 Meeting	6
*6. Recovery of Funds	7
*7. Coachella Valley Ecological Reserve, Expansions 19 and 20, Riverside County	13
*8. Canebrake Ecological Reserve, Cap Canyon Unit, Expansion 1, Kern County	15
*9. San Joaquin River Parkway, Lewis S. Eaton Trail, Friant Road Segment, Fresno County	16
*10. Riparian Habitat Restoration, Stanislaus River (Mohler Tract), San Joaquin County	18
*11. Petaluma Marsh Wildlife Area, Bahia Wetlands Unit, Change of Scope, Marin County	20
*12. Cosumnes River Wildlife Area, Expansion 11, Sacramento County	21
*13. Riparian Habitat Restoration, Knoxville Wildlife Area, Napa County	23
*14. Napa Marsh Wildlife Area, Napa River Unit, Napa and Solano Counties	25

* Proposed Consent Calendar

1/ These facilities are accessible to persons with disabilities

ITEM NO.	PAGE
*15. Pine Hill Ecological Reserve, Expansion 4, El Dorado County	26
*16. Upper Cosumnes River Basin, Expansion 1, Change of Scope, El Dorado County	28
*17. Wetland Habitat Restoration (Rancho Caleta), Colusa County	29
*18. Sacramento River Conservation Area, Expansion 6, Glenn County	31
*19. Eagle Lake Fishing Access Improvements, Lassen County	33
*20. Turtle Bay Boat Ramp Augmentation, Shasta County	35
*21. Lower Clear Creek, Shasta County	37
*22. Humboldt Bay Wildlife Area, Jacoby Creek/Gannon Slough Unit, Expansion 5, Humboldt County	38
*23. Wetland Habitat Restoration (Shasta Valley Wildlife Area), Siskiyou County	40
24. Proctor Valley (Villages 14 and 16), San Diego County	42
25. Department of Fish and Game Land Management Plans, South Coast Region, San Diego and Orange Counties	45
26. Joshua Creek Canyon Ecological Reserve, Expansion 2 (Palo Corona Ranch), Monterey County	49
27. Diablo Range Conservation Area, Bear Valley Unit, Monterey County	51
28. O'Neill Sea Odyssey Marine Sanctuary Improvements, Santa Cruz County	54
29. Rancho Corral de Tierra, San Mateo County	57
30. Sheep Ranch Wildlife Area Disposal, Calaveras County	60
31. Riparian Habitat Restoration, Bear Creek, Colusa County	62
32. Wetland Habitat Restoration, Willow Creek Wildlife Area, Lassen County	65
33. Jacoby Creek Forest, Expansion 1, Humboldt County	67
Program Statement	70

DEPARTMENT OF FISH AND GAME

WILDLIFE CONSERVATION BOARD

1807 13TH STREET, SUITE 103
SACRAMENTO, CALIFORNIA 95814
(916) 445-8448
FAX (916) 323-0280
www.dfg.ca.gov/wcb

WILDLIFE CONSERVATION BOARD

November 22, 2002

The Wildlife Conservation Board met at the State Capitol, Room 113, Sacramento, California on November 22, 2002. The meeting was called to order at 10:00 A.M. by Mr. Robert C. Hight, Director of Department of Fish and Game. He introduced Ms. Annette Porini and then turned over the meeting to Mr. Al Wright, Executive Director.

1. Roll Call

WILDLIFE CONSERVATION BOARD MEMBERS

Robert C. Hight, Member
Director, Department of Fish and Game
Annette Porini, Member
Vice, B. Timothy Gage, Member
Director, Department of Finance

Absent: Michael Flores, Chairperson
President, Fish and Game Commission

EXECUTIVE DIRECTOR

Al Wright

Staff Present: Al Wright, Executive Director
Georgia Lipphardt, Assistant Executive Director
John Donnelly, Chief Land Agent
Jan Beeding, Office Technician
Pat Butcher, Office Technician
Gary Cantrell, Research Analyst II, GIS
Tony Chappelle, Public Land Management Specialist
Scott Clemons, Public Land Management Specialist
Marilyn Cundiff, Public Land Management Specialist
Linda Drake, Senior Land Agent
William Gallup, Senior Land Agent
Dave Means, Senior Land Agent
Terri Muzik, Associate Land Agent
Randy Nelson, Senior Land Agent
Peter Perrine, Public Land Management Specialist
Maureen Rivera, Executive Assistant
Jenny Smith, Staff Services Analyst
Debra Townsend, Senior Land Agent
Bonnie Turner, Public Land Management Specialist
Roxanne Woodward, Budget Officer

Others Present: Dave Patterson, California Waterfowl Association
Dan Haifley
Roy Sturgeon
Katherine Boxer, City of Fresno
Audrey Rust, Peninsula Open Space Trust
Walter Moore, Peninsula Open Space Trust
Rob Cameron, Otay Ranch Corporation
Simon Merlk, Otay Land Company, LLC
Randy Goodson, Otay Land Company, LLC
Stephen Sinton, California Rangeland Trust
John Carlon, Sacramento River Partners
Terri Stewart, Department of Fish and Game
Rhonda Ried, Calfed
Alan Ehrgott, American River Conservancy
Mike Connell, The Nature Conservancy
Bob Barnum, Barnum Timber Company
Virginia Getz, Ducks Unlimited, Inc.
Kevin Knowles, Conservation Land Group
Mark Ebbin, Conservation Land Group
Kevin Kester, California Rangeland Trust
June Kester, California Rangeland Trust
Banky Curtis, Department of Fish and Game
Zad Leavy, Big Sur Land Trust
Jennifer Johnson, The Nature Conservancy

Others Present: Craig Brown, Robinson and Associates
(continued) Pam Giacomini, CFBF
Cesar Blanco, U.S. Fish and Wildlife Service

2. Funding Status as of November 22, 2002 (Informational)

(a) 2002-03 Wildlife Restoration Fund Capital Outlay Budget

Governor's Budget - Minor Projects..... \$500,000.00
Less Previous Board Allocations (424,540.00)
Unallocated Balance..... \$75,460.00

(b) 2000-01 Wildlife Restoration Fund Capital Outlay Budget

Chapter 395, Statutes of 2000, San Francisco Baylands ... \$25,000,000.00
Less Previous Board Allocations (50,000.00)
Unallocated Balance..... \$24,950,000.00

(c) 2002-03 Habitat Conservation Fund Capital Outlay Budget

Governor's Budget..... \$20,664,000.00
Less Previous Board Allocations (1,219,584.00)
Unallocated Balance..... \$19,444,416.00

(d) 2001-02 Habitat Conservation Fund Capital Outlay Budget

Governor's Budget..... \$19,963,500.00
Less Previous Board Allocations (7,659,281.00)
Unallocated Balance..... \$12,304,219.00

(e) 2000-01 Habitat Conservation Fund Capital Outlay Budget

Governor's Budget..... \$20,005,000.00
Less Previous Board Allocations (20,005,000.00)
Unallocated Balance..... \$0.00

(f) 2000-01 General Fund Capital Outlay Budget

Governor's Budget..... \$115,000,000.00
Less Previous Board Allocations (109,327,427.00)
Unallocated Balance..... \$5,672,573.00

- (g) 2000-01 Safe Drinking Water, Clean Water, Watershed Protection and Flood Protection Bond Fund (River Protection Subaccount)

Governor's Budget..... \$24,000,000.00
Less Previous Board Allocations (17,503,480.00)
Unallocated Balance..... \$6,496,520.00

- (h) 2000-01 Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Fund Capital Outlay Budget

Governor's Budget..... \$216,125,000.00
Less Previous Board Allocations (98,227,655.00)
Unallocated Balance..... \$117,897,335.00

Governor's Budget..... \$14,562,000.00
(San Joaquin River Conservancy Projects)
Less Previous Board Allocations (7,657,292.00)
Unallocated Balance..... \$6,904,708.00

- (i) 1999-00 Safe Neighborhood Parks, Clean Water, Clean Air, and Coastal Protection Bond Fund

Continuously Appropriated \$38,000,000.00
[Sec. 5096.350 (a)(1), (2), (4) & (7)]
Less Previous Board Allocations (13,681,392.00)
Unallocated Balance..... \$24,318,608.00

- (j) 2002-03 California Clean Water, Clean Air, Safe Neighborhood Parks and Coastal Protection Bond Fund

Governor's Budget (San Joaquin River Cons. Projects) \$2,500,000.00

- (k) 2001-02 California Clean Water, Clean Air, Safe Neighborhood Parks and Coastal Protection Bond Fund

Continuously Appropriated [Section 5096.650 (a)] \$273,000,000.00

RECAP OF FUND BALANCES

Wildlife Restoration Fund (a) and (b)	\$25,025,460.00
Habitat Conservation Fund (c), (d) and (e)	\$31,748,635.00
General Fund (f)	\$5,672,573.00
Safe Drinking Water, Clean Water, Watershed Protection and Flood Protection Bond Fund (g)	\$6,496,520.00
Safe Neighborhood Parks, Clean Water, Clean Air, and Coastal Protection Bond Fund (h) and (i)	\$124,802,043.00
California Clean Water, Clean Air, Safe Neighborhood Parks and Coastal Protection Bond Fund (j) and (k)	\$275,500,000.00

Recap of Natural Heritage Preservation Tax Credit Act of 2000

Total Tax Credit Available, Chapter 113, Statutes of 2000	\$100,000,000.00
Less Previous Board Approved Tax Credit for Donated Property .	(36,884,984.00)
Tax Credit Available	\$63,115,016.00

3. Special Project Planning Account Informational

The Board has historically used a special project account to provide working funds for staff evaluation (appraisals, engineering, preliminary title reports, etc.) of proposed projects. Upon Board approval of a project, all expenditures incurred and recorded in the Special Project Planning Account are transferred to the Board approved project account which reduces the Special Project Planning Account expenditures. This procedure, therefore, acts as a revolving account for the pre-project expenses.

Some appropriations now made to the Board do not include a specific budgeted planning line item appropriation necessary to begin a project without prior Board authorization. Pre-project costs are a necessary expenditure in most all capital outlay projects. The Special Project Planning Account would be used for these costs.

The Board, at the May 6, 1986 meeting, authorized the Executive Director to use up to one percent of a budgeted appropriation to set up and maintain an appropriate planning account with the provision it would be reported to the Board as an informational item at the next meeting.

Accordingly, a planning account has been set up as follows:

Habitat Conservation Fund	\$20,000.00
Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Fund.....	\$20,000.00

4. PROPOSED CONSENT CALENDAR (Items 5 through 23)

Mr. Wright reported that the Board received a letter of support from the California Waterfowl Association regarding several wetland and riparian restoration projects on this agenda. He also reported that the Board received a letter from the Sacramento River Preservation Trust supporting items 17, 18, 6, 20, 21 and 31, and in addition to that, the Trust had some comments to clarify points in our agenda regarding items 20 and 21. Mr. Wright stated that this letter would be made a part of the record and is therefore attached to these minutes. (See Attachment A)

Staff recommended that the Board approve Consent Calendar Items 5 through 23, as proposed in the individual agenda explanations, including funding as noted therein.

Ms. Annette Porini moved that the Board approve Consent Calendar Items 5 through 23, as proposed in the individual agenda explanations, including funding as noted therein.

Motion carried.

Mr. Wright commented that the Board did not receive any requests from the audience to provide public testimony and that if anyone wished to comment to please advise the Board.

*5. Approval of Minutes – August 22, 2002 Meeting

Approval of the minutes of the August 22, 2002 meeting of the Wildlife Conservation Board was recommended.

As one of the consent items heard at the beginning of the meeting, it was moved by Ms. Annette Porini that the Board approve the minutes of the August 22, 2002 meeting of the Wildlife Conservation Board.

Motion carried.

*6. Recovery of Funds

The following projects previously authorized by the Board are now completed, and some have balances of funds that can be recovered and returned to their respective funds. It was recommended that the following totals be recovered and that the projects be closed.

\$40,586.00 to the **General Fund**
\$46,671.12 to the **Safe Neighborhood Parks, Clean Water, Clean Air, and Coastal Protection Bond Fund**
\$117,863.14 to the **Habitat Conservation Fund**
\$48,063.00 to the **Wildlife Restoration Fund**
\$988.02 to the **River Parkway Subaccount**
\$13,709.91 to the **River Protection Subaccount**
\$0.00 to the **Other**

GENERAL FUND

Bear River Fishing Access Improvements, Placer County

Allocated	\$80,070.00
Expended	<u>-61,220.29</u>
Balance for Recovery	\$ 18,849.71

Belden's Landing Public Access, Phase III and Augmentation, Solano County

Allocated	\$551,270.00
Expended	<u>-541,270.00</u>
Balance for Recovery	\$10,000.00

East Merced Vernal Pool Grassland Preserve, Exp. 2 and 3, Merced County

Allocated	\$2,999,396.00
Expended	<u>-2,994,824.00</u>
Balance for Recovery	\$4,572.00

Headwaters Forest, Humboldt County

Allocated	\$130,500,000.00
Expended	<u>-130,500,000.00</u>
Balance for Recovery	\$0.00

Lake Earl Wildlife Area Public Access(Restroom), Del Norte County

Allocated	\$60,135.00
Expended	<u>-60,130.00</u>
Balance for Recovery	\$5.00

Lake Shastina Public Access Improvements, Siskiyou County

Allocated	\$35,270.00
Expended	<u>-34,501.86</u>
Balance for Recovery	\$768.14

Lake Siskiyou Fishing Access, North Shore, Siskiyou County

Allocated	\$20,270.00
Expended	<u>-19,597.85</u>
Balance for Recovery	\$672.15

Mill Creek, Del Norte County

Allocated	\$15,000,000.00
Expended	<u>-15,000,000.00</u>
Balance for Recovery	\$0.00

Oceanside Linkages (Myers), San Diego County

Allocated	\$710,000.00
Expended	<u>-705,736.00</u>
Balance for Recovery	\$4,264.00

Rock Creek Ranch, Del Norte County

Allocated	\$252,250.00
Expended	<u>-250,795.00</u>
Balance for Recovery	\$1,455.00

San Joaquin River Parkway Interpretive Center (Hallowell), Fresno County

Allocated	\$500,000.00
Expended	<u>-500,000.00</u>
Balance for Recovery	\$0.00

Total General Fund

\$40,586.00

SAFE NEIGHBORHOOD PARKS, CLEAN WATER, CLEAN AIR AND COASTAL PROTECTION BOND FUND

Irish Hills Conservation Area, San Luis Obispo County

Allocated	\$301,500.00
Expended	<u>-300,920.00</u>
Balance for Recovery	\$580.00

Iron Mountain Wildlife Area, Exp. # 1 (Ramona Serena), San Diego County

Allocated	\$2,005,000.00
Expended	<u>-2,000,736.00</u>
Balance for Recovery	\$4,264.00

Rancho Jamul Ecological Reserve, Exp. # 2, San Diego County

Allocated	\$2,030,000.00
Expended	<u>-2,014,215.38</u>
Balance for Recovery	\$15,784.62

San Jacinto Wildlife Area, Exp. 15-19, Riverside County

Allocated	\$15,100,000.00
Expended	<u>-15,073,957.50</u>
Balance for Recovery	\$26,042.50

Total Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Fund **\$46,671.12**

HABITAT CONSERVATION FUND

Camp Cady Wildlife Area, Exp. 7 and Augmentation,

Allocated	\$829,500.00
Expended	<u>-828,734.84</u>
Balance for Recovery	\$765.16

Daugherty Hill Wildlife Area, Exp. 9, Yuba and Butte Counties

Allocated	\$1,388,300.00
Expended	<u>-1,388,200.00</u>
Balance for Recovery	\$100.00

Daugherty Hill Wildlife Area, Exp. 10, Yuba County

Allocated	\$610,000.00
Expended	<u>-598,913.84</u>
Balance for Recovery	\$11,086.16

Del Mar Mesa Vernal Pool Preserve, San Diego County

Allocated	\$275,000.00
Expended	<u>-250,760.00</u>
Balance for Recovery	\$24,240.00

Eagle Ridge Conservation Easement, Calaveras County

Allocated	\$10,000.00
Expended	<u>-5,555.00</u>
Balance for Recovery	\$4,445.00

Humboldt Bay Wildlife Area, Jacoby Creek/Gannon Slough Unit, Exp. 2,
Humboldt County

Allocated	\$75,000.00
Expended	<u>-68,000.00</u>
Balance for Recovery	\$7,000.00

Humboldt Bay Wildlife Area, Exp. 3 and 4, Humboldt County

Allocated	\$463,000.00
Expended	<u>-449,910.51</u>
Balance for Recovery	\$13,089.49

Lokern Ecological Reserve, Exp. 4-14, (Kern County Valley Floor HCP),
Kern County

Allocated	\$40,000.00
Expended	<u>-31,032.03</u>
Balance for Recovery	\$8,967.97

San Jacinto Wildlife Area, Exp. 21, Riverside County

Allocated	\$10,000.00
Expended	<u>-2,690.27</u>
Balance for Recovery	\$7,309.73

Riparian Habitat Restoration (Bear Creek Meadow), Shasta County

Allocated	\$161,320.00
Expended	<u>-161,320.00</u>
Balance for Recovery	\$0.00

Riparian Habitat Restoration, Pit River, Lassen County

Allocated	\$192,500.00
Expended	<u>-156,941.82</u>
Balance for Recovery	\$35,558.18

Wetland Habitat Restoration (Wingsetter Ranch), Merced County

Allocated	\$49,000.00
Expended	<u>-43,698.55</u>
Balance for Recovery	\$5,301.45

Total Habitat Conservation Fund **\$117,863.14**

WILDLIFE RESTORATION FUND

Nimbus Hatchery Recreational Public Access, Sacramento County

Allocated	\$100,000.00
Expended	<u>-68,200.00</u>
Balance for Recovery	\$31,800.00

Project Planning

Allocated	\$50,000.00
Expended	<u>-35,118.00</u>
Balance for Recovery	\$14,882.00

Thomes Creek Ecological Reserve, Tehama County

Allocated	\$23,000.00
Expended	<u>-21,619.00</u>
Balance for Recovery	\$1,381.00

Total Wildlife Restoration Fund **\$48,063.00**

RIVER PARKWAY SUBACCOUNT

Firebaugh Park and River Restoration, Fresno County

Allocated	\$500,000.00
Expended	<u>-499,011.98</u>
Balance for Recovery	\$988.02

Total River Parkway Subaccount **\$988.02**

RIVER PROTECTION SUBACCOUNT

Santa Ysabel Valley Wildlife Area, San Diego County

Allocated	\$6,110,000.00
Expended	<u>-6,096,290.09</u>
Balance for Recovery	\$13,709.91

OTHER

Del Mar Mesa Vernal Pool Preserve, Exp. # 1, San Diego County

Allocated	\$0.00
Expended	<u>-0.00</u>
Balance for Recovery	\$0.00

At the August 30, 2001 meeting of the Wildlife Conservation Board, the Board approved the acceptance of a \$950,000.00 grant from the U.S. Fish and Wildlife Service for deposit directly into an escrow account for the purchase of one or more properties by the City of San Diego. All work is now completed. This entry is to officially close the project.

Eagle Ridge Conservation Easement, Calaveras County

Allocated	\$0.00
Expended	<u>-0.00</u>
Balance for Recovery	\$0.00

At the November 28, 2001 meeting of the Wildlife Conservation Board, the Board approved the donation of property and related tax credits under the Natural Heritage Preservation Tax Credit Act of 2000. All work is now complete. This entry is to officially close the project.

Total Other **\$0.00**

As one of the consent items heard at the beginning of the meeting, it was moved by Ms. Annette Porini that the Board recover funds for the projects listed on pages 6 through 12 of these Minutes and close the project accounts. Recovery totals include \$40,586.00 to the General Fund, \$46,671.12 to the Safe Neighborhood Parks, Clean Water, Clean Air, and Coastal Protection Bond Fund, \$117,863.14 to the Habitat Conservation Fund, \$48,063.00 to the Wildlife Restoration Fund, \$988.02 to the River Parkway Subaccount, \$13,709.91 to the River Protection Subaccount and \$0.00 to Other. Motion carried.

- *7. Coachella Valley Ecological Reserve, \$1,145,000.00
Expansions 19 and 20, Riverside County

This was a proposal to consider the acquisition of two separate properties totaling 97.95± acres of vacant land as expansions to the Department of Fish and Game=s (DFG) Coachella Valley Ecological Reserve near Thousand Palms in eastern Riverside County. These acquisitions will allow further protection of the blow sand wind corridor and ensure the viability of the sand-dependent species within the Reserve.

The project area is located in the Coachella Valley approximately one mile north of Interstate 10 and about one-half mile easterly of the community of Thousand Palms. The DFG owns approximately 550 acres and when combined with the properties owned by Center for Natural Lands Management, The Nature Conservancy, U.S. Bureau of Land Management, California Department of Parks and Recreation (DPR) and the U.S. Fish and Wildlife Service, the total protected area encompasses 17,500± acres.

Initial acquisition of the reserve began in 1982 and has grown through public and private acquisitions and exchanges to its current size. Development has been sporadic in the immediate area of the reserve over the past 20 years with a number of homes built within the sand source corridor. Additional construction and development within the acquisition area is considered to be detrimental to the corridor as the sand transport would be blocked and the dune habitat to the east within the current reserve would not be maintained. Historically, the blow sand was thought to originate from northerly of the reserve through Thousand Palms Canyon. More recent studies have found that the blow sand source is from five smaller canyons to the northwest of the reserve.

The DFG has identified Expansions 19 and 20 as being critical to the protection of the reserve and has recommended the purchase of these proposed expansions. When acquired, the acreage will be incorporated into and managed in conjunction with the existing reserve. It is anticipated that the area will offer passive recreational uses, as the habitat is maintained and developed in conjunction with the reserve.

Preservation of the properties identified within the sand source area (blow sand corridor) will ensure the continued success of the reserve and enhance the habitat for the Coachella Valley fringe-toed lizard. The reserve also provides habitat for several other species that are currently being considered for protection through the Coachella Valley Multi-Species Habitat Conservation Plan, including the flat-tailed horned lizard, Coachella Valley milk vetch, Palm Springs pocket mouse, Palm Springs ground squirrel and the Coachella giant sand treader cricket.

Therefore, consistent with long-range planning purposes, staff of the Board presented the following two proposals for Board consideration:

Coachella Valley Ecological Reserve, Expansion 19:

This proposal is to consider the acquisition of 60.68± acres of unimproved desert land. The Grantor has agreed to sell for the approved appraised value of \$564,560.00. An additional \$10,440.00 will be needed for appraisal, escrow, title insurance and the Department of General Services' review cost.

Coachella Valley Ecological Reserve, Expansion 20:

This proposal is to consider the acquisition of 37.27∇ acres of unimproved desert land. The Grantor has agreed to sell for the approved appraised value of \$560,000.00. An additional \$10,000.00 will be needed for appraisal, escrow, title insurance and the Department of General Services= review costs.

These proposed acquisitions are exempt from CEQA under Class 13 of Categorical Exemptions as acquisitions of land for wildlife conservation purposes and a Notice of Exemption will be filed subsequent to Board approval.

Staff recommended that the Board approve the acquisition of Expansions 19 and 20 as proposed; allocate \$1,145,000.00 for the acquisition cost and related expenses [\$105,000.00 from the General Fund – NCCP and \$1,040,000.00 from the Habitat Conservation Fund, Section 2786 (b/c)]; authorize staff to enter into agreements as necessary to carry out these acquisitions as described; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

As one of the consent items heard at the beginning of the meeting, it was moved by Ms. Annette Porini that the Board approve the acquisition of Expansions 19 and 20 as proposed; allocate \$1,145,000.00 for the acquisition cost and related expenses [\$105,000.00 from the General Fund – NCCP and \$1,040,000.00 from the Habitat Conservation Fund, Section 2786 (b/c)]; authorize staff to enter into agreements as necessary to carry out these acquisitions as described; and authorize staff and the Department of Fish and Game to proceed substantially as planned. Motion carried.

- *8. Canebrake Ecological Reserve, Cap Canyon Unit, \$795,000.00
Expansion 1, Kern County

This proposal was to consider the acquisition of 680± acres of privately-owned land located along Highway 178 and approximately four miles east of Onyx and 18 miles east of Lake Isabella in Kern County for the preservation and protection of riparian habitat and a significant portion of the South Fork Kern River watershed.

The acquisition of the subject property will expand the Cap Canyon Unit of the Department of Fish and Game's (DFG) Canebrake Ecological Reserve (reserve). The subject property is located in the lower reach of Cap Canyon, adjacent to the southern portion of the Canebrake Creek Unit and the South Fork Kern River. In addition to protecting the Cap Canyon watershed, this acquisition will enhance public access to U.S. Forest Service and Bureau of Land Management lands surrounding the subject property and will protect an important wildlife corridor that extends between the Domeland Wilderness in the north and the isolated Scodie Mountains in the south.

The primary purpose of this acquisition is preservation and protection of this watershed's vegetation, hydrology, soils and the riparian habitat of the South Fork Kern River. Specifically, this acquisition will provide protection for vegetation communities including annual grassland, pinyon-juniper, blue oak-grey pine, valley foothill riparian habitats and habitat crucial to the existence of many special status species, such as the southwestern willow flycatcher, yellow-billed cuckoo and the western pond turtle. If agricultural or residential development were to occur within Cap Canyon, it would likely result in adverse impacts to these species and the habitat upon which they depend.

The appraised fair market value, as approved by the Department of General Services (DGS), is \$785,000.00 and the landowner has agreed to sell to the State at this price. It is estimated that an additional \$10,000.00 will be required for administrative expenses, including DGS' review costs, escrow fees and closing costs, bringing the Board's total allocation for this proposal to \$795,000.00. This activity is exempt from the California Environmental Quality Act (CEQA) under Class 13 of Categorical Exemptions, California Code of Regulations, Title 14, Section 15313, an acquisition of land for wildlife conservation purposes. Subject to approval by the Board, the appropriate Notice of Exemption will be filed with the State Clearinghouse.

Staff recommended that the Board approve this project as proposed; allocate \$795,000.00 from the Habitat Conservation Fund, Section 2786 (b/c) for the acquisition amount and related project expenses; authorize staff to enter into appropriate agreements as necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

As one of the consent items heard at the beginning of the meeting, it was moved by Ms. Annette Porini that the Board approve this project as proposed; allocate \$795,000.00 from the Habitat Conservation Fund, Section 2786 (b/c) for the acquisition amount and related project expenses; authorize staff to enter into appropriate agreements as necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

- *9. San Joaquin River Parkway, Lewis S. Eaton Trail, \$690,000.00
Friant Road Segment, Fresno County

This project was to consider the allocation of a grant to the City of Fresno to construct public access facilities and plant trees along a three-mile segment of the Lewis S. Eaton Trail between Woodward Park and the Coke Hallowell Center for River Studies in the City of Fresno.

The San Joaquin River Parkway is defined in State legislation as approximately 5,900 acres within a twenty-two mile long stretch between Friant Dam and State Route 99 on the San Joaquin River. The San Joaquin River Conservancy (SJRC) was created in 1992 to preserve and enhance the San Joaquin River's extraordinary biological diversity, protect its valued cultural and natural resources and provide educational and recreational opportunities to the local communities. Part of the SJRC's mission is the creation of the Lewis S. Eaton Trail, a 22-mile long trail route spanning the length of the San Joaquin River Parkway. To date, approximately six miles of trail have been constructed between the Coke Hallowell Center to the northeast and Highway 41 to the southwest. About half of the trail is located in the City's Woodward Park and the other half stretches between Woodward Park and the Coke Hallowell Center on both City and County-owned land. Another two mile trail segment is currently under construction at River Bottom Park and Riverside Golf Course. The planned improvements for this segment will offer Parkway users added sanitation, safety and convenience by providing a vault restroom facility, drinking fountains and trees along Friant Road northeast of Woodward Park. This segment is virtually without shade and currently only has one drinking fountain and one portable restroom along its entire three-mile length. In addition, a gateway entrance feature will be constructed adjacent to the trail in Woodward Park near the American Express Overlook. This feature will include a pavilion staging area, another vault restroom, a signature architectural identity structure, concrete walkways, fencing and informational signage. Eight benches and six picnic tables will also be installed.

The Wildlife Conservation Board's (WCB) 2000-01 budget contains funds from the Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Act

of 2000 (Prop 12) with control language directing that these funds be used for SRJC projects. The SJRC, at its August 15, 2002 Board meeting, and consistent with the intent of the budget act, voted to recommend the WCB make some of these funds available to the City of Fresno for the proposed trail project.

Cost estimates for this project, which have been reviewed by staff are as follows:

Description:	Estimated Cost
Vault-type restrooms (2)	\$200,000.00
Drinking fountains (2)	10,000.00
Benches (8), Picnic Tables (6)	20,000.00
Pavilion	60,000.00
Gateway/entry structure	20,000.00
Irrigation and water lines	50,000.00
Maps/brochures	20,000.00
Interpretive displays and design	40,000.00
Signage (design) and structures	20,000.00
Trees, stakes, ties, fertilizer, planting	20,000.00
Fencing	12,500.00
Concrete walkways	15,000.00
Design/engineering	90,000.00
Project administration and management	35,000.00
Project inspection	15,000.00
Contingencies	62,500.00
TOTAL ESTIMATED COSTS:	\$690,000.00

The City of Fresno is in the process of completing the appropriate environmental review and will obtain all permits that may be necessary to complete the proposed work.

Staff recommended that the Board approve the grant to the City of Fresno as proposed; allocate \$690,000.00 from the Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Act of 2000 (Prop 12) Section 5096.355; authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff to proceed substantially as planned.

As one of the consent items heard at the beginning of the meeting, it was moved by Ms. Annette Porini that the Board approve the grant to the City of Fresno as proposed; allocate \$690,000.00 from the Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Act of 2000 (Prop 12) Section 5096.355; authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff to proceed substantially as planned.

Motion carried

At the conclusion of the Board meeting, Mr. Wright stated that he received late notice that Ms. Katherine Boxer requested to address the Board regarding this project. Mr. Wright recognized that the projects along the San Joaquin River, between Fresno and Friant Reservoir, are a cooperative effort between the City of Fresno, counties and various organizations. Ms. Boxer expressed appreciation to the Board for their vision and support for projects in the San Joaquin Valley, acknowledging the partnership that has developed between the San Joaquin River Parkway Trust and the San Joaquin River Conservancy which has enhanced the quality of life for the residents of the San Joaquin Valley. She also recognized Mr. Tony Chappelle and Ms. Georgia Lipphardt of the Board for their work on this project. She stated that the grant will enable the City to enhance the trail and that this project will provide a model template for the entire San Joaquin River Parkway that will show the public what their future goals are in providing quality public access to be continued over 22 miles of parkway.

Ms. Porini stated that in her dual role of sitting on the San Joaquin River Conservancy, as does the Wildlife Conservation Board, although this item was on the consent calendar, it was a pleasure to be able to vote for the project. She added that the Wildlife Conservation Board can also attest to this being one of the areas between the Conservancy and the Trust where we begin to see a collection of properties that joint together, forming a parkway and a bikeway along a river and that, in the end, this will be a fabulous project and one important link to it.

- *10. Riparian Habitat Restoration, Stanislaus River \$125,000.00
(Mohler Tract), San Joaquin County

This was a proposal to consider the allocation of a grant to the California Waterfowl Association (CWA) for a cooperative project to remove a portion of a streamside levee and restore approximately 35 acres of riparian habitat, extending approximately 1,280 feet on the north bank of the Stanislaus River (River Mile 12.3 R). The property is owned by the U.S. Fish and Wildlife Service (Service) and is located southwest of the City of Ripon.

The proposed project site was acquired and permanently protected by the Service in 1999 and is managed as a part of the San Joaquin River National Wildlife Refuge. Historically, the land was farmed to irrigated commodity crops, and that practice was continued until recently as site preparation for weed control. The project site is adjacent to and upstream from a 40-acre mature riparian habitat unit of Stanislaus River Parks, administered by the U.S. Army Corps of Engineers. The bank of the river on the side opposite of the proposed project site also supports mature forested riparian habitat under private ownership. Approximately seven miles downstream is Caswell Memorial State Park, a remarkable example of

remnant riparian forest, and home of the very rare riparian brush rabbit. The Service is in the process of developing the Comprehensive Conservation Plan for the San Joaquin River National Wildlife Refuge, and their goal is to manage the restored site as riparian woodland.

The proposed project provides an opportunity to restore habitat and natural floodplain process along the Stanislaus River. Historically, riparian habitat associated with the lower reaches of the Stanislaus River has been removed or degraded to facilitate farming and/or grazing practices. The addition of restored riparian habitat at the proposed project location may provide habitat for riparian brush rabbits and the San Joaquin woodrat. Many other species of wildlife, including neotropical migrant songbirds, are dependent upon riparian habitat, and should benefit from the proposed project. The reach of the Stanislaus River adjacent to the proposed project site provides passage for adult upstream migrant salmon and steelhead, and for migrating juvenile salmon and steelhead. The river also provides habitat for a diverse number of vertebrate and invertebrate aquatic wildlife species. Once restored, the site should provide refuge for adult and juvenile salmon and steelhead during periods of high river flows.

The proposed project will assist with the habitat restoration goals of the California Riparian Habitat Conservation Program, the California Riparian Habitat Joint Venture, the CALFED Bay Delta Program and the Central Valley Project Improvement Act. Once the site is restored, the area is to be open for public access for hiking and wildlife observation, in accordance with the Service's Comprehensive Conservation Plan.

Funding for the proposed project is being provided by the Board and the Service. Cost estimates for this proposal have been reviewed by staff and are as follows:

Description:	Estimated Cost
Plant propagation	\$27,500.00
Field survey/layout	
Irrigation repair and startup	2,500.00
Field planting	46,000.00
Field maintenance	67,200.00
Monitoring/Reporting	12,900.00
Earth moving services	20,000.00
Excavation and placement of concrete	10,219.00
Evaluate design (hydrologic analysis)	4,700.00
Sign	1,000.00
Design and coordination	8,000.00
Construction supervision	15,200.00
Contingency	9,000.00
TOTAL ESTIMATED COST:	\$227,219.00

3,000.00

Proposed Funding Breakdown:	
Wildlife Conservation Board	\$125,000.00
U.S. Fish and Wildlife Service	102,219.00
TOTAL AVAILABLE FUNDING:	\$227,219.00

The proposed project has been reviewed and recommended for funding by staff and the Department of Fish and Game. The U.S. Fish and Wildlife Service is preparing an Environmental Assessment in compliance with the National Environmental Policy Act for the San Joaquin River National Wildlife Refuge's Comprehensive Conservation Plan.

Staff recommended that the Board approve this project as proposed; allocate \$125,000.00 from the Habitat Conservation Fund, Section 2786 (e/f), for project costs; authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

As one of the consent items heard at the beginning of the meeting, it was moved by Ms. Annette Porini that the Board approve this project as proposed; allocate \$125,000.00 from the Habitat Conservation Fund, Section 2786 (e/f), for project costs; authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

- *11. Petaluma Marsh Wildlife Area, Bahia Wetlands Unit, \$ -0-
Change of Scope, Marin County

This was a proposal to consider a change in scope for a previously approved grant to the Marin Audubon Society to assist in the acquisition of 645± acres near the mouth Petaluma River in the San Pablo Bay/San Francisco Bay tidelands at the easterly terminus of Bahia Drive in the City of Novato, for the protection of blue oak woodland, salt marsh, special status species, as well as, providing access for public recreational opportunities. The original grant was approved by the Wildlife Conservation Board at its meeting on August 22, 2002, (Agenda Item 38). This change of scope is to request authorization to accept 355± acres of the 645± acres as an addition to the Department of Fish and Game's Petaluma Marsh Wildlife Area.

The property is located at the easterly terminus of Bahia Drive in the City of Novato near the mouth of the Petaluma River as it enters San Pablo Bay. The general topography varies from near sea level with diked salt marsh that is inundated at high

tide to gently sloping hillsides that are covered with blue oaks and various other trees and shrubs and annual grasslands. The interface of the blue oaks and salt marsh is a rare ecotone that is being lost as lands are developed within the region. A number of special status species have been observed on the site, including California clapper rail, California black rail, black shouldered kite, golden eagle, merlin, short-eared owl, loggerhead shrike, salt marsh yellowthroat and salt marsh harvest mouse. Chinook salmon, Sacramento splittail, steelhead trout, Delta smelt and numerous migratory waterfowl species are found in the adjacent waterways. This acquisition will ensure the protection of connectivity of habitat between other units of the Petaluma Marsh Wildlife Area, Marin Open Space District lands (including Cemetery Marsh) and the northern reaches of the San Pablo Bay via the Petaluma River.

No additional funds are necessary to accomplish this change of scope. Acquisition of the 355± acres is exempt from CEQA and appropriate documents will be filed with the State Clearing House upon approval of the Board.

Staff recommended that the Board approve a change of scope to authorize the acceptance of 355± acres from Marin Audubon Society as proposed; authorize staff to enter into appropriate agreements to accomplish this transfer of property; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

As one of the consent items heard at the beginning of the meeting, it was moved by Ms. Annette Porini that the Board approve a change of scope to authorize the acceptance of 355± acres from Marin Audubon Society as proposed; authorize staff to enter into appropriate agreements to accomplish this transfer of property; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

- *12. Cosumnes River Wildlife Area, Expansion 11, \$470,000.00
Sacramento County

This proposal was to consider the allocation of a grant to the The Nature Conservancy (TNC) for a cooperative project to purchase a conservation easement over 310± acres of private land, as an addition to the Cosumnes River Wildlife Area (CRWA), for protection of upland and wetland habitat. The property is located in southern Sacramento County, south of the Cosumnes River and east of State Highway 99.

The CRWA lies within the floodplain of the Cosumnes River, stretching from the town of Wilton on the east to just west of Interstate Highway 5. The first CRWA

acquisition was approved by the Wildlife Conservation Board (WCB), May 10, 1990, and consisted of an 840 ± acre fee acquisition. Since then, through the cooperative efforts of various groups including TNC, Ducks Unlimited, the California Department of Water Services, the U.S. Bureau of Land Management, U.S. Fish and Wildlife Services and the County of Sacramento, the Board has completed 10 expansions for a total of 6,998 ± acres. In addition to actions taken by the WCB, other partners, both public and private, have worked to conserve over 11,000 ± acres of property within the Cosumnes River watershed, for a combined total of approximately 18,000 acres.

Today the CRWA and the surrounding conservation holdings represent one of the most significant habitat corridor connections between the Sacramento River Valley and the slopes of the lower Sierra Nevada Foothills. The types of habitats found within the CRWA include wetlands, riverine, riparian, irrigated pastures, vernal pools, annual grasslands and valley oak woodlands (bottomland). These areas provide habitat for a variety of federal and state listed special status species including the sandhill crane, the Swainson's hawk, the giant garter snake, the Sacramento splittail and Chinook salmon. The CRWA also provides important wintering and foraging areas for numerous waterfowl and other migratory birds.

The purpose of the easement is to protect and preserve the wildlife habitat values and natural condition of the property in perpetuity. The primary use allowed under the conservation easement is controlled cattle grazing. Cattle grazing helps control undesirable vegetation and is conducive to the maintenance and conservation of foraging areas, vernal pools and wetland areas found on the property.

The terms and conditions of the proposed grant provide that staff review and approve all documents pertaining to the Grantee's acquisition, including any appraisals, preliminary title reports, agreements for purchase or sale, escrow instructions and the instruments of conveyance prior to disbursement of funds.

The Nature Conservancy and the owner have agreed to a purchase price of \$930,870.00 for the conservation easement. This value was established, based on a fair market value appraisal approved by the Department of General Services (DGS). The County of Sacramento, under its Swainson's Hawk Mitigation Program, has agreed to contribute \$465,000.00 toward the purchase price.

The funding breakdown for this cooperative project is, as follows:

County of Sacramento, Swainson's Hawk Mitigation Program	\$465,000.00
Wildlife Conservation Board	465,800.00
The Nature Conservancy	70.00
TOTAL PURCHASE PRICE:	\$930,870.00

The Nature Conservancy will own the easement and monitor the property for compliance under the terms of the easement. An additional \$4,200.00 is being requested for DGS' review costs, bringing the total allocation to \$470,000.00.

Staff recommended the Board approve the grant to The Nature Conservancy as proposed; allocate \$470,000.00 from the River Protection Subaccount (Prop 13) to be applied toward the purchase price and related costs; authorize staff to enter into appropriate agreements as necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

As one of the consent items heard at the beginning of the meeting, it was moved by Ms. Annette Porini that the Board approve the grant to The Nature Conservancy as proposed; allocate \$470,000.00 from the River Protection Subaccount (Prop 13) to be applied toward the purchase price and related costs; authorize staff to enter into appropriate agreements as necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

- *13. Riparian Habitat Restoration, Knoxville Wildlife Area, \$120,635.00
Napa County

This was a proposal to consider approval of an interagency agreement with the Department of Fish and Game (DFG) to remove non-native invasive vegetation (tamarisk) from a six-mile long riparian corridor along Knoxville Creek and Eticuera Creek in the Knoxville Wildlife Area, located approximately ten miles north of Lake Berryessa in Napa County. The project will restore approximately 64 acres of riparian habitat.

Knoxville Wildlife Area occupies approximately 8,100 acres of land that is managed by the DFG. Two acquisitions were completed by the Board (1989 and 2000) to bring the area to its current configuration. The DFG has developed a management plan for the wildlife area that includes the proposed habitat improvements in the riparian areas, as well as plans for public recreational use.

While stretches of the stream corridor within the wildlife area are currently a monoculture of tamarisk, there are still areas of the corridor that have intact riparian communities. Tamarisk excludes native vegetation, provides poor habitat for birds, insects and rodents, dramatically alters the water table and deposits salt in the soil in its litter fall. It has been demonstrated throughout the western U.S. that removal of tamarisk restores flow and allows the re-establishment of native riparian vegetation. The proposed project includes removal of tamarisk from the riparian corridor, and planting the treated areas with suitable native riparian vegetation,

which will enhance the remaining intact riparian areas. The DFG will conduct follow-up monitoring and treatments of any re-occurring tamarisk plants, if needed, for several seasons.

Common riparian animals that will benefit from the proposed project are raccoons, black bears, Sonoma chipmunks, and mule deer. Birds benefited include belted kingfisher, northern dipper, swallows mergansers, egrets, wood ducks, mallards and herons. Native fish species benefited include California roach, Sacramento sucker, and Sacramento pikeminnow.

The proposed project will assist with the habitat restoration goals of the DFG's riparian program, the California Riparian Habitat Conservation Program and the California Riparian Habitat Joint Venture, and is consistent with the mission of the Blue Ridge-Berryessa Natural Area. Knoxville Wildlife Area is open and available to the public for activities that are compatible with wildlife and habitat conditions.

Funding for the proposed project is being provided by the Board and the DFG. Cost estimates for this proposal have been reviewed by staff and are as follows:

Description:	Estimated Cost
Project management	\$ 42,000.00
Project labor	117,000.00
Project supplies	21,000.00
Vehicle use	12,000.00
Sign	500.00
Contingency	10,000.00
TOTAL ESTIMATED COST:	\$202,500.00
Proposed Funding Breakdown:	
Wildlife Conservation Board	\$120,500.00
Department of Fish and Game	82,000.00
TOTAL AVAILABLE FUNDING:	\$202,500.00

The proposed project has been reviewed and recommended for funding by staff and the Department of Fish and Game. This activity is exempt from the California Environmental Quality Act (CEQA) under Class 4 of Categorical Exemptions, California Code of Regulations, Title 14, Section 15304, as a minor alteration to land. A Notice of Exemption has been filed by the Department.

Staff recommended that the Board approve this project as proposed; allocate \$120,635.00 from the Habitat Conservation Fund, Section 2786 (e/f) for project costs and General Services' review costs; authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

As one of the consent items heard at the beginning of the meeting, it was moved by Ms. Annette Porini that the Board approve this project as proposed; allocate \$120,635.00 from the Habitat Conservation Fund, Section 2786 (e/f) for project costs and General Services' review costs; authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

- *14. Napa Marsh Wildlife Area, Napa River Unit, Napa and Solano Counties \$365,000.00

This proposal was to consider the acquisition of 335± acres of privately-owned land as an addition to the Department of Fish and Game's (DFG) Napa Marsh Wildlife Area for the preservation and enhancement of existing wildlife habitat. The subject property is located approximately three-quarters mile north of Highway 37 and three and one-half miles west of the Napa River. The subject property is the southern portion of Little Island, which is surrounded by Napa Slough on the west and north, South Slough on the south and Devil's Slough on the east. A levee divides the subject property from the rest of Little Island. The property is accessible by small boat. Skaggs Island Naval Reservation lies to the west of the subject property. The DFG owns the land to the north and east. The land to the south is privately owned.

The Napa-Sonoma Marshes area is recognized as a diverse ecological region and the proposed acquisition presents an opportunity to protect a substantial resource area. This acquisition will benefit waterfowl, shorebirds, wading birds and a whole host of plants and mammals, including some endangered species. The wildlife area is home to the endangered salt marsh harvest mouse and California clapper rail and the threatened California black rail. Other listed species or species of special concern that have been observed in the area include the peregrine falcon, bald eagle, California brown pelican, California least tern, salt marsh yellowthroat, San Pablo song sparrow, Suisun shrew, snowy plover, burrowing owl and several others. Public uses of the natural resources of the wildlife area include hunting, fishing, recreational boating and other water sports, educational and scientific study, bird-watching and nature observations and photography.

The owners have agreed to sell this parcel for \$350,000.00, the appraised value approved by the Department of General Services (DGS). It is estimated \$15,000.00 will be needed for escrow fees, DGS' fees, appraisal costs, and other related costs, bringing the total allocation being requested for this project to \$365,000.00.

This acquisition is exempt from the California Environmental Quality Act under Section 15313 as an acquisition of land for wildlife conservation purposes. A Notice of Exemption will be filed upon approval by the Board.

Staff recommended that the Board approve the acquisition as proposed; allocate \$365,000.00 from the Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Act (Prop 12), Section 5096.350 (a)(1)(B); authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

As one of the consent items heard at the beginning of the meeting, it was moved by Ms. Annette Porini that the Board approve the acquisition as proposed; allocate \$365,000.00 from the Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Act (Prop 12), Section 5096.350 (a)(1)(B); authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

- *15. Pine Hill Ecological Reserve, Expansion 4, \$697,500.00
El Dorado County

This proposal was to consider the allocation of a grant to the American River Conservancy (Conservancy) to assist in its acquisition of 229 $\frac{1}{2}$ acres of vacant land in El Dorado County for the preservation of habitat for threatened and endangered species. The property would be an addition to the Pine Hill Ecological Reserve and lies about three and one-half miles north of the urban El Dorado Hills, on the east side of Folsom Lake, and about four and one half miles south of Pilot Hill.

The establishment of the Pine Hill Ecological Reserve is an ongoing cooperative effort among the Wildlife Conservation Board (WCB), the Conservancy, the Bureau of Land Management (BLM) and the Department of Fish and Game (DFG). As proposed, the reserve will one day encompass some 5,000 acres. While most of the existing reserve is under the ownership of the BLM, the area is managed cooperatively by the partners listed above. To date, approximately 2,804 acres have been acquired at this reserve either by action of the WCB, as mitigation through the Fish and Game Commission or through transactions completed by the BLM or the Conservancy.

Because of the area's unique gabbroic soil type, the land supports an extremely rich and important ensemble of rare plants found only in this general area of the world.

The predominant vegetation type in this area is chamise chaparral which is composed of chamise, Lemmon's ceanothus, mansanita, redbud and many oak species. The rare Pine Hill ceanothus occurs in cleared or open areas on Rescue soils found within the more common chaparral type. Some slopes support pines and many oak species, including blue oak, interior live oak, black oak, scrub oak, leather oak, valley oak and canyon live oak. Butterweed and mule-ears are found scattered over much of the area while bedstraw occurs under the ponderosa pines on the north-facing slopes. According to the DFG, wildlife in this area includes resident deer and mountain lion, as well as numerous game birds, including dove, quail and wild turkey.

This area is seriously threatened by development with upscale small lot subdivisions moving northward from El Dorado Hills and Cameron Park. There is also great pressure in the immediate area for development of small acreage residential home sites, which would destroy the rare plant communities found there. In fact, there are already new houses being built north of the subject property along the easterly part of Folsom Lake.

It is proposed that the Conservancy acquire all the outstanding stock in the corporation holding title to the subject property. Since the only asset of the corporation is the subject property, the Conservancy will acquire the stock in the corporation for an amount equal to the appraised value of the property. Upon acquiring the stock, the Conservancy will dissolve the corporation and convey the subject property to the BLM. The area will be maintained as an ecological reserve by the BLM with limited public access and with the primary management goal of maintaining and protecting the existing populations of rare or endangered plants.

The property has been appraised and the appraisal has been approved by the Department of General Services (DGS) at \$1,375,000.00. It is proposed that the WCB authorize a grant in the amount of \$687,500.00 which will be combined with additional funds provided by the BLM to complete the purchase. It is estimated that an additional \$10,000.00 will be needed for administrative expenses, including DGS= review costs, bringing the total recommended allocation for this proposal to \$697,500.00.

The terms and conditions of the proposed grant provide that the WCB will review and approve the property being proposed for acquisition by the Conservancy. The grant further provides that staff will review all proposed title documents, appraisals, preliminary title reports, agreements for purchase of corporate stock, escrow instructions, and the instruments of conveyance prior to disbursement of funds directly into the Conservancy's escrow account for the purchase of the stock/property.

Staff recommended that the Board approve this project as proposed; allocate \$697,500.00 from the Habitat Conservation Fund, Section 2786 (b/c) to cover the grant amount and pay for project expenses; authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

As one of the consent items heard at the beginning of the meeting, it was moved by Ms. Annette Porini that the Board approve this project as proposed; allocate \$697,500.00 from the Habitat Conservation Fund, Section 2786 (b/c) to cover the grant amount and pay for project expenses; authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

- *16. Upper Cosumnes River Basin, Expansion 1, Change of Scope, \$ -0-
El Dorado County

This proposal was to consider a change of scope which will allow American River Conservancy (ARC) to hold title to the subject property, rather than the Bureau of Land Management (BLM) as was proposed in the Board's action of February 27, 2002. The BLM was unable to accept title to this property because of a private road assessment which encumbers title. This exception cannot be removed from title. The ARC is willing to accept the road assessment. The property being acquired is for the protection of oak woodlands and riparian habitat located along the North Fork of the Cosumnes River in the Upper Cosumnes River Basin.

As proposed, all other terms and conditions of the grant agreement would remain unchanged and the acquisition would be subject to Board staff review and will be reported to the Board at the time of completion. There are no additional costs to the Board involved in this change of scope.

Staff recommended that the Board approve this change of scope, as proposed; authorize staff to enter into appropriate agreements as necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

As one of the consent items heard at the beginning of the meeting, it was moved by Ms. Annette Porini that the Board approve this change of scope, as proposed; authorize staff to enter into appropriate agreements as necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned. Motion carried.

- *17. Wetland Habitat Restoration (Rancho Caleta), \$200,000.00
Colusa County

This proposal was to consider the allocation of a grant to the California Waterfowl Association (CWA) for a partnership project to restore approximately 300 acres of wetlands, 52 acres of uplands and 75 acres of riparian habitat on privately-owned land in Colusa County. The partners in this proposal include the CWA, the U.S. Natural Resources Conservation Service (NRCS), CALFED, the landowner, the Department of Fish and Game (DFG), and the Wildlife Conservation Board (WCB). The project is located three miles east of the City of Colusa on the west bank of Butte Creek a mile southeast of the DFG's Colusa Bypass Wildlife Area.

The site was recently enrolled in the NRCS Wetland Reserve Program and is protected with a perpetual federal easement. This voluntary program offers landowners the opportunity to protect, restore, and enhance wetlands on their property. The NRCS provides technical and financial support to help landowners with their wetland restoration efforts. Typically, these lands are marginal farmlands that regularly flood. The Board and the NRCS have a long and cooperative history together, protecting and restoring wetland habitat throughout the Central Valley and California. Rancho Caleta is a prime example of this cooperation, with the NRCS providing funds for its protection and assisting the WCB, the landowner and the other partners in the restoration efforts.

The landowner has tried to farm rice on the property for many years, but located as it is in the Butte Basin adjacent to Butte Creek, it often floods. As such, the property is marginal farmland at best. This same flood regime, however, provides a unique opportunity to provide extremely valuable wetland and riparian habitat. Much of the Butte Basin is an ideal mix of restored wetlands and riparian habitat, interspersed with rice and other small grain crops, which provide tremendous wildlife benefits. This project, once restored, will add to that wildlife diversity. The WCB's Inland Wetlands Program was established to help achieve the goals of the Central Valley Habitat Joint Venture (CVHJV), which calls for the protection and restoration of 34,000 acres within the Butte Basin. This project will add to the remarkable habitat that already exists within the Basin and will also work toward the CVHJV Butte Basin restoration goal.

The project calls for the restoration of wetlands through the construction of a system of levees and water control structures that will allow the landowner to precisely manage water levels on the property to maximize wetland habitat values. Swales will be cut through existing rice fields to increase wetland diversity, tules will be planted and more than 5,000 cottonwood and willow cuttings will be planted to increase and restore riparian habitat. Approximately 52 acres of uplands will be planted to native grasses. A new pump and well will be installed to provide reliable water.

These habitat improvements should provide for a broad range of wildlife species. Mixtures of riparian, open shallow water, permanent marsh and seasonal wetlands provide ideal habitat for many species of waterfowl, including mallards, wood ducks and American widgeon. The surrounding natural habitats and rice, when flooded in the winter, provide foraging habitat for many thousands of waterfowl. This project will also provide additional food and refuge for these birds. Shorebirds, such as greater yellowlegs and long-billed dowitchers, will benefit from the shallow water and mudflats created by the project. Riparian dependent species that will benefit from such a project include yellow-breasted chats, black headed grosbeaks and ringtailed cats.

Cost estimates for this project have been reviewed by staff and are as follows:

Description:	Estimated Cost
Conservation easement	\$836,400.00
Site preparation and earthmoving	165,000.00
Water control structures	25,300.00
Tule transplants	8,000.00
Native upland seeding	25,000.00
Tree transplants	5,000.00
Fish screen	90,000.00
Pump and well, installed	80,000.00
Survey, design and construction management	23,000.00
TOTAL ESTIMATED COST:	\$1,257,700.00

Proposed Funding Breakdown:	
Wildlife Conservation Board	\$200,000.00
Natural Resources Conservation Service	932,700.00
Landowner	28,000.00
CALFED	77,000.00
California Waterfowl Association	20,000.00
TOTAL AVAILABLE FUNDING:	\$1,257,700.00

The Department of Fish Game has reviewed this proposal and recommends it for funding by the Board. This project is exempt from the California Environmental Quality Act (CEQA) under Class 4 of Categorical Exemptions, California Code of Regulations, Title 14, Section 15304, as a minor alteration to land. Subject to approval by the Board, the appropriate Notice of Exemption will be filed with the State Clearinghouse. The landowner has agreed to manage and maintain the property for 25 years, pursuant to the terms and conditions of the Habitat Management Plan. If at any time during the life of the project, the landowners are unable to manage and maintain the project improvements, they will refund to the State of California an amortized amount of funds based on the number of years left on the project life.

Staff recommended that the Board approve this project as proposed; allocate \$200,000.00 from the Habitat Conservation Fund, Section 2786 (d); authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

As one of the consent items heard at the beginning of the meeting, it was moved by Ms. Annette Porini that the Board allocate \$200,000.00 from the Habitat Conservation Fund, Section 2786 (d); authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

- *18. Sacramento River Conservation Area, Expansion 6, \$405,000.00
Glenn County

This proposal was to consider the allocation of a grant to the Sacramento River Partners (SRP) to acquire 20± acres for protection and enhancement of riparian and aquatic habitat. The subject property is located on the west bank of the Sacramento River, approximately one mile east of Hamilton City, and ten miles west of the City of Chico.

Within the immediate area, there are a number of properties held in conservation by the Department of Fish and Game (DFG), The Nature Conservancy (TNC), the U.S. Fish and Wildlife Service (USFWS) and the California Department of Parks and Recreation (DPR). Just south of the property TNC controls approximately 1,000± acres which includes the Sacramento River Conservation Area (SRCA), Expansion 1 and Expansion 4. Further south and east is the DFG's Sacramento River Wildlife Area (1078± acres) and next to this is the USFWS's Sacramento River Wildlife Refuge. Located on the opposite bank of the river are 214± acres owned by TNC (SRCA expansions 2 and 3) and the USFWS Sacramento River National Wildlife Refuge, Pine Creek Unit.

The ultimate plan for the above properties is to manage them comprehensively as one large riparian and riverine wildlife area. Riparian and riverine habitats in this reach of the Sacramento River provide important seasonal habitat for migratory birds, waterfowl, native amphibians and salmonids. This includes a number of federal and state listed special status species, such as the western yellow-billed cuckoo, giant garter snake, greater sandhill crane, bank swallow, western pond turtle, Swainson's hawk, Central Valley steelhead and winter-run Chinook salmon.

The U.S. Army Corps of Engineers has a study underway to analyze alternatives for improving flood control in the vicinity of Hamilton City. One of the alternatives being considered is the relocation of a levee (the "J" levee) located near the west bank of

the Sacramento River to a position significantly more distant from the river. To lend support to this project the Board, DFG, TNC and SRP, through this and prior board items, have made a commitment to make properties available to assist in this project. In the after condition, the properties impacted by the relocation will be within the river side of the levee and managed to enhance their riparian and riverine habitats.

Located just north and adjacent to the subject property is the DPR Irvine Finch River Access Facility. The property is 4± acres in size and improved with a parking lot, boat ramp, restrooms and picnic tables. Just north and adjacent to the property is State Highway 32. Highway 32 is a major thoroughfare coming out of the City of Chico. Because of the property's close proximity to Highway 32, the City of Chico and the limited number of improved river access points in the region, the facility receives a high volume of public use during the summer and fishing seasons. The lack of adequate public access to the Sacramento River is recognized as a major public land use issue in the region.

The subject property has approximately 900 feet of river frontage, with the "J" levee running along its eastern border. The predominant land use is a walnut orchard. The current zoning allows for limited commercial development. Vehicular access is available from State Highway 32, via the same driveway that services the DPR, Irvine Finch River Access. The property is located within the Hamilton City flood protection study area mentioned above.

The SRP plans for the property include multiple uses. Initially, SRP intends to work with DPR to facilitate expansion of the Irvine Finch River Access facility and provide public shoreline access to the river. The long-term plan includes working in cooperation with local flood control efforts as needed to allow for relocation and/or reconstruction of the "J" levee, converting the walnut orchards back to riparian areas and working with the DFG in the development of a self guided interpretive trail system through the riparian areas.

The proposed expansion falls under the purview of the SRCA Forum. The SRCA Forum involves both private and public landowners along the Sacramento River, including representatives from seven counties and state and federal resource agencies. In September the proposed acquisition was presented to the SRCA Forum, Technical Advisory Committee for review and comment and discussed at the following SCRA Forum Board meeting. No formal position was taken on the project, with the only concern being that SRP cooperate with the Hamilton City flood control project, which SRP agreed to do.

The SRP have an option to acquire the property based on its fair market value of \$400,000.00, as approved by the Department of General Services (DGS). An additional \$2,500.00 will be needed as part of this project for DGS's review costs.

As a condition of the grant the state will have an option to accept title to the property after a period of three years, and within seven years from the date of the agreement.

The Wildlife Conservation Board has also applied for a \$200,000.00 matching grant under the stateside Federal Land and Water Conservation Fund Program. The application is being administered by DPR and final approval is still pending. If approved, the funds will be reimbursed to the WCB after escrow has closed on the acquisition.

The terms and conditions of the proposed grant provide that staff review and approve all documents pertaining to the Grantee's acquisition, including any appraisals, preliminary title reports, agreements for purchase or sale, escrow instructions and the instruments of conveyance prior to disbursement of funds.

Staff recommended the Board approve the grant to the Sacramento River Partners as proposed; allocate \$402,500.00 from the Habitat Conservation Fund, Section 2786 (e/f) to be applied toward the purchase price and related costs; authorize acceptance of \$200,000.00 from the Federal Land and Water Conservation funds as reimbursement; authorize acceptance of the property within seven years of close of escrow; authorize staff to enter into appropriate agreements as necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

As one of the consent items heard at the beginning of the meeting, it was moved by Ms. Annette Porini that the Board approve the grant to the Sacramento River Partners as proposed; allocate \$402,500.00 from the Habitat Conservation Fund, Section 2786 (e/f) to be applied toward the purchase price and related costs; authorize acceptance of \$200,000.00 from the Federal Land and Water Conservation funds as reimbursement; authorize acceptance of the property within seven years of close of escrow; authorize staff to enter into appropriate agreements as necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

- *19. Eagle Lake Fishing Access Improvements, Lassen County \$260,270.00

This was a proposal to consider an allocation for a cooperative project with the Spalding Community Services District (District) and the Department of Boating and Waterways (DBW) to improve public access at the District's Eagle Lake Fishing Access located in the community of Spalding Tract in Lassen County.

In 1975, the Wildlife Conservation Board (WCB) funded construction of a concrete boat ramp, boarding floats, sanitary facilities, and a parking area at the Spalding Fishing Access on the north-western shore of Eagle Lake. At this time the site was owned and operated by Lassen County. In 1990, the WCB funded the extension of the ramp and boarding floats to facilitate launches at low water levels. Title to Eagle Lake Fishing Access was acquired by the District from Lassen County in 1999. At this time the District took over operation and maintenance responsibilities of the existing facilities.

Eagle Lake is located 14 miles north of Susanville in a mountainous basin in Lassen County. Situated some 5,100 feet above sea level, it is the second largest freshwater lake in California covering approximately 44 square miles. The lake is widely recognized and highly valued for its fishery, wildlife, recreational and visual resources. By far the most popular and productive sport fishery here is the Eagle Lake trout. This remarkable fish was on the brink of extinction several decades ago and has since recovered thanks to the efforts of the Department of Fish Game and the Wildlife Conservation Board. In the forties and fifties the Board funded the construction a flow maintenance dam on Pine Creek as well as a hatchery both of which were successful in helping recover the Eagle Lake trout population. People of all ages and abilities come to the area from all over the state to bank fish, boat fish and otherwise enjoy the many outdoor sporting opportunities available here. The District estimated 30,000 activity days for anglers at Eagle Lake in 2001.

The current proposal before the Board will complement an improvement project already planned by the District for the site. That project, already funded by a DBW grant, will replace the more than 25-year old boat ramp and parking lot and construct a second ramp, a restroom, a fish cleaning station, access road and walkways to better serve the many users of the Spalding Tract Fishing Access. The subject proposal is to construct a barrier-free fishing pier, a parking lot to accommodate the pier, a public courtesy mooring and some concrete access trails which will enable mobility impaired individuals to better utilize the area and encourage others to avoid trampling the sensitive wetland vegetation along the shoreline. The District has agreed to operate and maintain the project for 25 years, and will provide a free lease to the State for the duration of the operating agreement.

Cost estimates for this proposal have been developed by the District and have been reviewed by staff as follows:

Description:	Estimated Cost
Engineering and Design	\$21,500.00
Fishing Platform, Access and Parking	125,000.00
Public Courtesy Mooring	60,000.00
Wetland Protection Walkways	32,000.00
Contingencies	21,500.00
TOTAL ESTIMATED COSTS:	\$260,000.00

The District is preparing an Initial Study with a Negative Declaration in order to satisfy the requirements of the California Environmental Quality Act and will obtain all necessary permits to construct the project.

Staff recommended that the Board approve this project as proposed; allocate \$260,270.00 from the Safe Neighborhood Parks, Clean Water, Clean Air, and Coastal Protection Bond Act of 2000 (Prop 12), Section 5096.350 (a)(5) for project costs and Department of General Services' review costs; authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

As one of the consent items heard at the beginning of the meeting, it was moved by Ms. Annette Porini that the Board approve this project as proposed; allocate \$260,270.00 from the Safe Neighborhood Parks, Clean Water, Clean Air, and Coastal Protection Bond Act of 2000 (Prop 12), Section 5096.350 (a)(5) for project costs and Department of General Services' review costs; authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

- *20. Turtle Bay Boat Ramp Augmentation, Shasta County \$137,000.00

This proposal was to consider an allocation for a cooperative project with the City of Redding to augment an existing contract to upgrade the Turtle Bay Boat Ramp and adjacent parking lot, and to construct a barrier-free restroom. The site is located below the Anderson-Cottonwood Irrigation District diversion dam (ACID), on the Sacramento River in the City of Redding.

The Turtle Bay Boat Ramp provides boating access to a section of the Sacramento River below the ACID dam which is considered to be some of the best trout and salmon fishing in the region. This area, known as the "Redding Rapids," is one of the most significant spawning grounds for salmon on the river.

In November 2000 the WCB approved funds to improve the Turtle Bay Boat Ramp and adjacent parking area. The City owns and operates the facility which had become dilapidated and in need of repair. Funds were approved to replace the boarding floats, resurface the access road and parking lot and stripe the parking area. Delays to construction have made it necessary to reevaluate the project costs and the City has found that additional funding will be needed to cover rising costs. Additional work was also identified that would greatly improve the overall project. This additional work includes widening the headwall to accommodate wider

boarding floats, replacing defective island curbs and construction of a new barrier-free restroom to augment an older existing restroom which is not in compliance with the Americans with Disabilities Act.

In addition to contributing to the administration of the project, the City of Redding is totally funding certain amenities including the installation of an irrigation system and landscaping with trees, plants, and shrubs in the parking lot islands. The City is also partially funding the new restroom.

The new cost estimates for this project, which have been reviewed and approved by staff, are as follows:

Description	Estimated Costs	City	WCB
Engineering	\$32,000.00		\$32,000.00
Permits	4,200.00		4,200.00
Mobilization	32,350.00		32,350.00
Floats/Assembly & Concrete	47,500.00		47,500.00
Irrigation and Landscaping	9,650.00	\$9,650.00	
Parking/Road/Sign/Pavement Markings	48,200.00		48,200.00
Curbs	5,200.00		5,200.00
Restroom	71,300.00	34,010.00	37,290.00
Inspections	15,000.00		15,000.00
Contingencies	22,000.00		22,000.00
TOTAL ESTIMATED COSTS:	\$287,400.00	\$43,660.00	\$243,740.00

Proposed Funding Breakdown:

Wildlife Conservation Board (Original project)	\$106,740.00
Wildlife Conservation Board Augmentation	137,000.00
City of Redding	43,660.00
TOTAL AVAILABLE FUNDING:	\$287,400.00

The City of Redding will complete the appropriate notice to satisfy CEQA requirements and has agreed to operate and maintain the property for 25 years through a Lease and Operating Agreement, and will handle the contract administration for the construction of the improvements.

Staff recommended the Board approve this project as proposed; allocate \$137,000.00 from the Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Act of 2000 (Prop 12), Section 5096.350 (a)(3); authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

As one of the consent items heard at the beginning of the meeting, it was moved by Ms. Annette Porini that the Board approve this project as proposed; allocate \$137,000.00 from the Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Act of 2000 (Prop 12), Section 5096.350 (a)(3); authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

- *21. Lower Clear Creek, Shasta County \$ -0-

This proposal was to consider the acquisition of 20± acres of land and to consider the acceptance of Cantara Trustee Council (CTC) funding to be deposited directly into escrow to effect purchase of the land for the purposes of riparian and salmonid habitat protection.

The property is located within the Lower Clear Creek watershed, which is located west of Redding in Shasta County. Lower Clear Creek begins at Whiskeytown Dam and flows approximately 16 miles. It is the first major tributary to the Sacramento River below Shasta Dam. Specifically, the subject property is located on the south side of Clear Creek, about one-half mile east of the Clear Creek Road Bridge in Shasta County, southwest of the town of Redding. The property can be accessed by Cloverview Road, a dirt road that extends north from Cloverdale Road.

Presently, Clear Creek provides approximately 2 percent of the Sacramento River salmon run and has the potential to produce 6 percent or more of the total run. Lower Clear Creek is one of only two Sacramento River tributaries that can support steelhead and three runs of salmon. Lower Clear Creek contains habitats that are crucial to the federally listed (endangered) Central Valley Steelhead and the federal candidate species (spring-run and fall-run) chinook salmon. Recently, fall-run salmon populations have shown an increase due to increased flows and restoration activities. Other special status species found on the property include the willow flycatcher. The upper slopes of the property support a healthy growth of medium sized oak trees, gray pine, areas of Manzanita brush and annual grasses.

The property is highly recommended for acquisition by both the Department of Fish and Game and the CTC. The CTC was established in 1995 to administer funds received in the settlement of litigation that followed the metam sodium spill along the Cantara Loop in Dunsmuir. It is the CTC's mission to ensure that the proceeds of the settlement are used effectively to restore natural resources and to replace resource values that were lost as a result of the spill. The CTC has requested that WCB staff carry out recommended acquisition projects.

The landowner has agreed to sell the property at the Department of General Services' (DGS) approved fair market value of \$86,300.00. All administrative expenses, including appraisal, DGS review charges and escrow fees will be paid by the CTC. The purchase is exempt from CEQA under Class 13 of Categorical Exemptions as an acquisition of land for wildlife conservation purposes and the appropriate notice will be filed upon approval of this project by the Board.

Staff recommended the Board approve the acquisition as proposed, authorize acceptance of Cantara Trustee Council funds in the amount of \$86,300.00 for placement directly into escrow for purposes of acquiring the subject property; authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

As one of the consent items heard at the beginning of the meeting, it was moved by Ms. Annette Porini that the Board approve the acquisition as proposed, authorize acceptance of Cantara Trustee Council funds in the amount of \$86,300.00 for placement directly into escrow for purposes of acquiring the subject property; authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

- *22. Humboldt Bay Wildlife Area, Jacoby Creek/Gannon Slough Unit, Expansion 5, Humboldt County \$855,000.00

This was a proposal to consider the allocation of a grant to the City of Arcata to assist in a cooperative project with the Department of Fish and Game and the Board for the purchase of a 150± acre property for the protection of riparian habitat along Jacoby Creek, within the city limits of Arcata.

The subject property is located on Old Arcata Road about 1.5 miles southerly of the downtown area of the City of Arcata. Land uses in the area are rural with homes situated on small acreage parcels with many developed for agricultural use. Topography of the subject is generally flat with a gentle downward slope downward to the west and north to Jacoby Creek. Jacoby Creek forms the northerly boundary of the subject property. The property is improved with a 4,000± square foot barn and has perimeter and cross fencing.

The primary purpose of this proposed grant is to protect and allow for the protection of the Jacoby Creek corridor and the various other small creeks that flow into Jacoby Creek. Jacoby Creek is part of the larger Humboldt Bay ecosystem that provides wetland habitat for fish, waterfowl, wading birds, shorebirds, passerines,

raptors and other water associated wildlife. The Jacoby Creek/Gannon Slough area properties are adjacent to the U.S. Fish and Wildlife Service's Humboldt Bay Wildlife Refuge and the southeast boundary of the City of Arcata Marsh and Wildlife Sanctuary. The McDaniel Slough Unit of the Department of Fish and Game's Humboldt Bay Wildlife Area is immediately west of the Wildlife Sanctuary. The Jacoby Creek Land Trust currently has approximately 30 acres of conservation easements in the area and holds fee title to approximately 85 acres of land along the Jacoby Creek. The City of Arcata owns approximately 25 acres of land within the lower Jacoby Creek drainage.

Most of the lower Jacoby Creek area was originally part of Humboldt Bay's extensive intertidal salt marsh and mud flats prior to the construction of the Northwestern Railroad line adjacent to the bay and later State Highway 101. Construction of the railroad and highway as well as timber harvest in the upper watershed, conversion of the riparian areas to agricultural uses in the lower watershed have all impacted Jacoby Creek. Installation of tide gates to stop saltwater intrusion on the land and other types of construction has degraded habitat for fish and other aquatic organisms. Tidal restoration and freshwater wetland enhancement in this area will benefit a variety of wildlife. In addition, future restoration and enhancement on Jacoby Creek and the other creeks should benefit listed and sensitive species including the northern red-legged frog, the foothill yellow-legged frog, coastal cutthroat trout, coho salmon, steelhead and the tidewater goby. Some coastal cutthroat trout, pacific giant salamander, California slender salamander and northern red-legged frog populations still exist in the area.

Management of the property will be assumed by the City of Arcata in cooperation with the Department of Fish and Game. Management activities will include providing maintenance and protection of riparian habitat, creek bed and species of concern.

The owner has agreed to sell the property for the approved appraised value of \$865,000.00. The City of Arcata will fund \$15,000.00 of the purchase price and related closing, escrow and title insurance costs. The grant to the City will be for \$850,000.00. An additional \$5,000.00 will be needed for appraisal review and other costs.

The Department of Fish and Game has recommended the acquisition of this property through grant assistance. There are no claims of sovereign State land ownership over any of the property. The terms and conditions of the proposed grant provide that staff review and approve all documents pertaining to the Grantee's acquisition, including any appraisals, preliminary title reports, agreements for purchase and sale, escrow instructions and the instruments of conveyance prior to disbursement of funds.

Staff recommended that the Board approve a grant to the City of Arcata for the acquisition of the subject property and allocate a total of \$855,000.00 to cover the grant and related costs from the Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Act (Prop 12), Section 5096.350 (a)(1)(B); authorize staff to enter appropriate agreements necessary to carry out this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

As one of the consent items heard at the beginning of the meeting, it was moved by Ms. Annette Porini that the Board approve a grant to the City of Arcata for the acquisition of the subject property and allocate a total of \$855,000.00 to cover the grant and related costs from the Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Act (Prop 12), Section 5096.350 (a)(1)(B); authorize staff to enter appropriate agreements necessary to carry out this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

- *23. Wetland Habitat Restoration (Shasta Valley Wildlife Area), \$110,000.00
Siskiyou County

This proposal was to consider the allocation of a grant to Ducks Unlimited, Inc., (DU) for a partnership project to enhance approximately 800 acres of wetlands and 600 acres of uplands through the rehabilitation of the water delivery system on the Department of Fish and Game's (DFG) Shasta Valley Wildlife Area. The partners in this proposal include DU, the Department, and the Wildlife Conservation Board (WCB). The Wildlife Area is located two miles east of the community of Montague, immediately south of Ball Mountain Road, in Siskiyou County.

The Shasta Valley Wildlife Area was acquired by the WCB in 1990 to maintain and increase the remarkable biological diversity of the Shasta Valley. Substantial wetland, upland and riparian habitat exists throughout the Valley, but few sites provide the quality found here. Most of the wetlands on the Wildlife Area are seasonal, providing high quality foraging habitat for migrating waterfowl and many other species. Surrounding uplands are irrigated to maximize cover for ground nesting birds and to provide a critical food source for many species of wildlife. These habitat types require intensive management and make strong demands on the area's water delivery system. Unfortunately, that aging system, built piecemeal over many decades, is now greatly in need of rehabilitation.

The proposed project will provide accurate and specific engineering of the entire water delivery system on the wildlife area. This information will then be used to

implement this first phase of the rehabilitation of that system. The first priority will be the replacement of a pump and associated pipeline on Steamboat Lake. In addition, up to six miles of water supply ditches will be rehabilitated and all associated water control structures will be replaced or repaired. An additional phase, which includes work on the ditches and water delivery system, is planned for 2004 and it is anticipated the work will be funded through a North American Wetlands Conservation Act grant. Altogether, these improvements will allow the DFG to manage the entire wildlife area as specified in the Area's Management Plan, and to do so with less staff time and water. Any excess water would then be available to benefit spawning salmon and steelhead trout in the Little Shasta River, which flows through the wildlife area to the Klamath River.

The wildlife area is one of the most diverse sites in northern California, with three permanent lakes, hundreds of acres of high quality wetlands and uplands, and excellent riparian habitat. As such, wildlife use on the site is phenomenal. The completion of this project will directly benefit at least two listed species, the bald eagle and the greater sandhill crane, and many species of special concern, including the short-eared owl and western pond turtle. In addition, the enhanced wetlands will benefit many species of waterfowl and other wetland dependent species including mallards, gadwalls and willets. Enhanced uplands will benefit grassland-nesting birds, such as meadowlarks and northern harriers. Finally, the more efficient use of water on the wildlife area will allow for more water to be used to benefit fish in the Little Salmon River. This is especially critical in the Klamath River basin, where salmon and other aquatic species are particularly vulnerable to drought conditions.

Cost estimates for this project have been reviewed by staff and are as follows:

Description:	Estimated Cost
Topographic survey and plan preparation	\$29,142.00
Earthmoving	45,000.00
Water control structures	43,424.00
Pump and pipeline	51,000.00
Permitting	1,324.00
Project design and management	20,454.00
Contingency	9,656.00
TOTAL ESTIMATED COST:	\$200,000.00
Proposed Funding Breakdown:	
Wildlife Conservation Board	\$110,000.00
Department of Fish and Game	45,000.00
Ducks Unlimited, Inc.	45,000.00
TOTAL AVAILABLE FUNDING:	\$200,000.00

The Department of Fish Game has reviewed this proposal and recommends it for funding by the Board. This project is exempt from the California Environmental Quality Act (CEQA) under Class 4 of Categorical Exemptions, California Code of Regulations, Title 14, Section 15304, as a minor alteration to land. Subject to approval by the WCB, the appropriate Notice of Exemption will be filed with the State Clearinghouse. The DFG and DU will obtain any necessary permits.

Staff recommended that the Board approve this project as proposed; allocate \$110,000.00 from the Habitat Conservation Fund, Section 2786 (d); authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

As one of the consent items heard at the beginning of the meeting, it was moved by Ms. Annette Porini that the Board approve this project as proposed; allocate \$110,000.00 from the Habitat Conservation Fund, Section 2786 (d); authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

24. Proctor Valley (Villages 14 and 16), San Diego County \$6,703,250.00

Mr. Wright reported that this proposal was to consider the acquisition of a 1,445^{1/2} acre property located in the Proctor Valley area of southern San Diego County, and the acceptance of two Habitat Conservation Plan (HCP) Assistance Grants, totaling \$16,025,000.00, from the U. S. Fish and Wildlife Service (USFWS), to be applied toward the acquisition. The acquisition will provide for the permanent protection of important biological, scenic, cultural and historic resources to maintain wildlife movement corridors between Proctor Valley and nearby public lands. Acquisition of the property will further implement the joint federal, state and local Natural Community Conservation Planning (NCCP) efforts in the San Diego area. Ms. Debra Townsend briefly described the project and its location.

The subject property is located in the Proctor Valley area just east of San Miguel Mountain and the City of Chula Vista. The property includes rolling foothills and grasslands along the floor of Proctor Valley as well as narrow canyons and dramatic, rugged terrain in the Jamul Mountains. The Jamul Mountains are a prominent geographic feature of the property and provide a scenic backdrop for Proctor Valley. These mountains are also the primary watershed for Upper and Lower Otay Lakes, located just to the southwest of the property. Proctor Valley Road, a county-maintained dirt road, runs the length of the valley in a northeasterly

direction from Chula Vista through the property. This road intersects with State Highway 94 at the property's easternmost boundary near the community of Jamul.

The property is centrally located within the 44,000-acre Otay-Sweetwater Unit of the San Diego National Wildlife Refuge, which was created in 1997 and is managed by the USFWS. The subject property would be a significant addition to the National Wildlife Refuge and would contribute to a vast assemblage of federal, state and locally-protected resource lands in the immediate area. Contiguous to the property's eastern boundary is the 3,710 acre Rancho Jamul Ecological Reserve, managed by the DFG. Approximately one mile to the southeast of the property is the 18,500 acre Otay Mountain Wilderness Area managed by the Bureau of Land Management as a primitive recreation and wildlife habitat area. To the southwest of the property is the Otay Valley Regional Park which, when completed, will encompass more than 8,000 acres of open space and recreation lands stretching from the Otay Lakes to south San Diego Bay.

The Proctor Valley property lies within a core biological area of the County as determined by the Multiple Species Conservation Program. Public acquisition of the property would maintain key wildlife movement corridors in southern San Diego County. These corridors allow for wildlife movement between Proctor Valley and nearby conserved lands including those at Rancho Jamul, Otay Lakes, Otay Wilderness Area and in the San Miguel Mountain/Sweetwater River area to the northwest.

Vegetation on the site is dominated by Diegan Coastal Sage Scrub. However, the property also supports grasslands, vernal pools, oak woodlands and chamisse chaparral. The Proctor Valley grassland complex is one of the largest remaining expanses in San Diego County which has lost nearly 95 percent of its native grassland. Numerous threatened and endangered animal and plant species have been documented on the property including the coastal California gnatcatcher, Quino checkerspot butterfly, San Diego horned lizard, San Diego fairy shrimp, San Diego County needlegrass, western dichondra, San Diego barrel cactus, southern mountain misery, Munz's sage, spiny rush and San Diego marsh-elder. Other wildlife species found in the immediate area include mountain lion, golden eagle, bobcat and deer.

Under a cooperative agreement with the DFG, the USFWS will accept full responsibility for management of the property as an expansion to the San Diego National Wildlife Refuge. With a network of trails and internal dirt roads, the property could provide for a multitude of public recreational opportunities such as hiking, photography and bird watching and wildlife-oriented education and research as may be consistent with wildlife habitat preservation. The Proctor Valley property is also important from a cultural and historical perspective. Detailed inventories of the site provide evidence of significant cultural and historic resources which could provide a wealth of information on Native American and early settler use of the land.

The proposed acquisition is exempt from CEQA under Section 15313, Class 13, as the acquisition of land for wildlife conservation purposes. Subject to approval by the WCB, the appropriate Notice of Exemption will be filed with the State Clearinghouse.

The property owner has agreed to sell the property to the State at its approved appraised fair market value of \$22,500,000.00. The USFWS has awarded two HCP Assistance Grants for this project, totaling \$16,025,000.00, which will be applied toward the purchase price of the property. Staff proposes that the WCB approve an allocation of \$6,475,000.00 for the remainder of the purchase price, together with an additional \$228,250.00 to cover appraisal, escrow, title insurance costs, the Department of General Services' review charges and the DFG's grant administration charges, bringing the total proposed allocation to \$6,703,250.00.

Mr. Wright reported that the Board received letters of support from Dianne Jacob, San Diego County District Supervisor, the San Diego Audubon Society, the Jamul Trails Council, Endangered Habitats League, San Diego County Wildlife Federation, Mr. Jonathan Olson, Ms. Claire Maudsley and Ms. Loretta Young.

Ms. Townsend reported that Ms. Terri Stewart, representing the Department of Fish and Game's South Coast Region, Mr. Simon Malk and Mr. Randy Goodson of Homefed Corp. representing the property owner, and Mr. Kevin Knowles and Mr. Mark Ebbin of the Conservation Land Group were in the audience should there be any questions.

Staff recommended that the Board approve the acquisition of 1,445 ∇ acres, as proposed; authorize acceptance of two Habitat Conservation Plan Assistance Grants totaling \$16,025,000.00 to cover a portion of the purchase price; allocate \$6,703,250.00 from the Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Act (Prop. 12), Section 5096.350 (a)(6)-NCCP for the balance of the purchase price and associated costs; authorize staff to enter into appropriate agreements as necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Ms. Annette Porini moved that the Board approve the acquisition of 1,445 ∇ acres, as proposed; authorize acceptance of two Habitat Conservation Plan Assistance Grants totaling \$16,025,000.00 to cover a portion of the purchase price; allocate \$6,703,250.00 from the Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Act (Prop. 12), Section 5096.350 (a)(6)-NCCP for the balance of the purchase price and associated costs; authorize staff to enter into appropriate agreements as necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

25. Department of Fish and Game Land Management Plans, \$500,135.00
South Coast Region, San Diego and Orange Counties

Mr. Wright reported that this proposal was to consider an interagency agreement with the Department of Fish and Game (DFG) for the completion of up to five land management plans for properties owned by the Department, located in San Diego and Orange Counties. The Department is the steward of a variety of properties acquired throughout the State by the Wildlife Conservation Board and, as such, follows policies relating to management and enhancement of wildlife and the habitats on which they depend, while providing appropriate public use on those lands. Due to an increase in the number of acquisitions over the last decade (most due to voter-approved bonds), some DFG-owned properties have gone without planning and have been minimally managed. In order to assess resources, involve the public and provide guidance to the DFG's land programs, land management plans are necessary. Ms. Bonnie Turner briefly described the proposal.

The California Clean Water, Clean Air, Safe Neighborhood Parks and Coastal Protection Act of 2002 (Prop 40), which was passed by the voters in March 2002, recognized the need to develop plans and contained provisions to fund management plans for properties acquired in fee by the Wildlife Conservation Board. It is anticipated that the funds requested will be sufficient to prepare five management plans. The DFG intends to send out a request for proposal for the preparation for the plans and depending upon the response, will prepare up to five management plans for the following properties:

Boden Canyon Ecological Reserve, San Diego County (1,228 acres)

The Boden Canyon Ecological Reserve is located about two miles upstream from the San Pasqual Valley in the San Dieguito River Watershed in central San Diego County. The Ecological Reserve (ER) consists of three noncontiguous sections totaling 1,228 acres acquired by the Board in 1998 and 1999. The DFG properties within the canyon are connected by the City of San Diego and/or County of San Diego properties; adjacent to the east is the Cleveland National Forest. Combined acreage for the DFG, City and County land holdings within Boden Canyon is approximately 2,000 acres. Private properties abut on the north and northwest (including the 22,000 acre Guejito Ranch). The Bureau of Land Management has land holdings on the south west. A tributary runs in the north-south direction for the length of the canyon with oak woodland/riparian habitat within the drainage. This drainage connects with the east-west flowing Santa Ysabel Creek, which eventually joins the San Dieguito River. Other habitats include coastal sage scrub, chaparral and grasslands.

San Felipe Valley Wildlife Area, San Diego County

San Felipe Valley Wildlife Area is located on the eastern slopes of Volcan Mountain in eastern San Diego County. It is bisected by San Felipe Creek and State Highway S2. It abuts Bureau of Land Management lands to the east, private property to the north and south, and a variety of ownerships to the west, including San Diego County Park properties. The Anza Borrego Desert State Park is just to the south. The wildlife area currently contains 1,811 acres consisting of land, acquired by the WCB in 1995 and 1999. The WCB approved funds to acquire an additional, approximate 5,040 acres to the northwest, in November 2001. This new acquisition is to be included in the Area Management Plan. Habitats include desert riparian, desert alluvial fan scrub, native and non-native grasslands, oak woodlands, mesquite and cat-claw woodlands, chaparral, and fallow agricultural fields.

Rancho Jamul Ecological Reserve, San Diego County

Rancho Jamul is located just east of the town of Jamul, in southern San Diego County. The ecological reserve is immediately south of Highway 94 (Campo Road) and is approximately 3,700 acres and was acquired by the WCB in three separate acquisitions in 1997, 1998 and 2001. To the east is DFG's Hollenbeck Canyon Wildlife Area and to the south and west are federal land holdings, BLM's Otay Mountain Wilderness Preserve and Fish and Wildlife Service's San Diego National Wildlife Refuge. To the north is land in Federal Reservation status for the Jamul Indian Tribe. Otay Lakes Road runs along the southern edge of the ecological reserve. Habitats on the ecological reserve include coastal sage scrub, chaparral, oak and riparian woodland, native and non-native grassland and fallow agricultural fields. Two creeks (Jamul and Dulzura) flow through the property which is within the Otay River Watershed. Wetland creation and enhancement is currently occurring in a 150-acre footprint on the two tributaries. A 50-acre complex of buildings lies in the center of the property and will be considered "developed" for compatible DFG, agency and public purposes in the management plan.

Hollenbeck Canyon Wildlife Area, San Diego County

Hollenbeck Canyon is located between the towns of Jamul and Dulzura in southern San Diego County. Approximately 3,200 acres are owned in fee title by the State, another 500 acres in the southern end will be transferred to DFG from the County within the next one to two years. The properties were acquired by the WCB in 2000 and 2001. This plan will include the southerly 500 acres. The wildlife area runs parallel to Highway 94 for approximately six miles and is bisected by Honey Springs Road. Rancho Jamul Estates borders the WA along the northern boundary, with other large lot, rural estate private properties abutting on the east and southern borders. To the west is primarily DFG's Rancho Jamul Ecological Reserve, and further south, still along Highway 94 is BLM property to the west. The Mexican border is roughly 10 miles to the south.

Upper Newport Bay Ecological Reserve, Orange County

The Upper Newport Bay Ecological Reserve (UNBER) totals approximately 752 acres and is located in southern Orange County, primarily in the City of Newport Beach. It is roughly upstream from Newport Bay and Harbor and downstream of Jamboree Boulevard in Irvine where it crosses the San Diego River. The property was acquired in 1975 with the assistance of WCB staff. The UNBER consists primarily of open, tidal salt water and salt marsh habitats. Riparian and fresh water drainages as well as coastal sage scrub habitats are present within the adjoining canyons and slopes in the ER.

The scope of work for this agreement will include delivery of draft approved land management plans for each property no later than December 31, 2004. Plans are to be prepared per DFG's guidelines, and other local or federal agency requirements as necessary.

Tasks which may be required to complete each plan, depending upon individual needs of each property, include:

1. Evaluation of current draft or older land management plan, if one exists, to determine where information gaps exist;
2. Evaluation of existing biological and cultural resource data to determine what type of inventory work needs completion or updating;
3. Evaluation and incorporation of new information obtained since the last plan, if any, was prepared;
4. Identification and mapping of DFG easements for ingress and egress to DFG lands;
5. Identification and mapping of existing easements DFG has granted to others within or across DFG property;
6. Preparation of long-term assessment and/or monitoring elements per appropriate Multi Species Conservation Plans or other federal or state agency guidelines.
7. Preparation of a fire management element for the plan;
8. Preparation of a cultural resource assessment and management element for the plan;
9. Preparation of public use mapping as appropriate, to describe existing and proposed uses and recreational needs; and
10. Perform a literature search for biological impacts associated with proposed public uses, and incorporate the findings into the plan.

Cost estimates for the project, which have been reviewed by staff, are as follows:

Description:	Estimated Cost
Boden Canyon Ecological Reserve Land Management Plan	\$ 50,000.00
San Felipe Valley Wildlife Area Land Management Plan	140,000.00
Rancho Jamul Ecological Reserve Land Management Plan	90,000.00
Hollenbeck Canyon Wildlife Area Land Management Plan	140,000.00
Upper Newport Bay Ecological Reserve Land Management Plan	80,000.00
TOTAL ESTIMATED COST:	\$500,000.00

The Department of Fish and Game has reviewed this proposal and recommends it for funding by the Board. The Department will complete all California Environmental Quality Act requirements and obtain all necessary permits.

Mr. Hight asked if there were any questions or comments.

Ms. Porini commented that it is essential we get the management plans done and that she was delighted we have the funding resources to do so. Mr. Hight stated that from the Department's perspective, he was also delighted we have the funding resources.

Staff recommended that the Board approve this project as proposed; allocate \$500,000.00 from the California Clean Water, Clean Air, Safe Neighborhood Parks and Coastal Protection Act of 2002 (Prop 40) for the preparation of management plans; authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and Department of Fish and Game to proceed substantially as planned.

Ms. Annette Porini moved that the Board approve this project as proposed; allocate \$500,000.00 from the California Clean Water, Clean Air, Safe Neighborhood Parks and Coastal Protection Act of 2002 (Prop 40) for the preparation of management plans; authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and Department of Fish and Game to proceed substantially as planned.

Motion carried.

26. Joshua Creek Canyon Ecological Reserve, \$9,040,000.00
Expansion 2 (Palo Corona Ranch), Monterey County

Mr. Wright reported that this proposal was to consider the allocation of a grant to The Big Sur Land Trust (BSLT) to assist in a cooperative project to acquire a portion of the 7,128 $\frac{1}{2}$ acres comprising the "South Ranch" of the larger 9,900 $\frac{1}{2}$ acre Palo Corona property, and the authorization to accept title to a portion of the property covered by the grant having a value of up to \$9,000,000.00, as the second expansion of the Department of Fish and Game's (DFG's) Joshua Creek Canyon Ecological Reserve. Ms. Debra Townsend briefly described the project and its location.

The Palo Corona property, located southeast of the town of Carmel, spans about 10 miles from the Carmel River to the Los Padres National Forest and connects 13 other properties that have been purchased for their significant biological, recreational and scenic values. One of the 13 properties is the DFG's 680 $\frac{1}{2}$ acre Joshua Creek Canyon Ecological Reserve which abuts the South Ranch to the west. At 9,400 $\frac{1}{2}$ acres, these surrounding 13 ownerships come close to matching the size of the subject. The Ventana Wilderness Unit of the Los Padres National Forest joins the southern boundary of the property and is managed by the U. S. Forest Service. Other public neighbors include Point Lobos State Reserve and Garrapata State Park. Private conservation properties include the BSLT's Middendorf Preserve, Glen Deven Ranch and Point Lobos Ranch. With the acquisition of the Palo Corona property, the Wildlife Conservation Board (WCB) would be assisting in securing protection to an almost 70-mile long corridor of connected conservation lands.

In its entirety, the property encompasses nearly 10,000 acres of varied habitats ranging from coastal terrace prairie and maritime chaparral to redwood lined drainages. Together with a substantial native grassland component, coastal oak woodland and Monterey pine forest, the habitat is suitable for nearly 500 plants. Areas of expansive buckwheat habitat likely support the federally endangered Smith's blue butterfly. The property spans the headwaters of 14 watersheds that drain the site through 16 different streams supplying habitat for steelhead trout, red-legged frog and tiger salamander. Wildlife that occurs on the property includes mountain lion, deer, bobcat, condor and golden eagle. Black bear, spotted owl and peregrine falcon have been observed on nearby properties and likely pass across the subject property as well.

A cooperative project, the acquisition and management of the Palo Corona property will involve the efforts of several public and private partners including the BSLT, The Nature Conservancy (TNC), the State Coastal Conservancy, the Department of Parks and Recreation, the Monterey Peninsula Regional Park District, the WCB and

DFG to preserve one of the last large parcels of undeveloped land on the Big Sur Coast. The WCB, at its meeting on February 27, 2002, approved a \$5,000,000.00 grant to the BSLT to assist in acquiring a larger undivided interest in the property from TNC. As a condition of the grant, the BSLT agreed to transfer title to the DFG of an area in the South Ranch proportionate with the amount of the grant, or approximately 2,439¹/₂ acres. Staff now proposes that the WCB approve a \$9,000,000.00 grant to the BSLT, and authorize the acceptance of an additional portion of the South Ranch proportionate with the amount of the grant, or approximately 4,390¹/₂ acres.

The DFG proposes to cooperate with the BSLT and other agencies to identify mutual boundaries that will complement their adjacent holdings and to achieve management objectives on a broad scale by providing technical advice. At such time as the BSLT conveys all or a portion of the grant property to the State, the DFG proposes to manage the site as the second expansion of the Joshua Creek Canyon Ecological Reserve. While the primary goal would be to manage the diverse fish, wildlife and plant resources on the property, the expansion would also greatly improve access to the reserve. Increased public access would provide opportunities for interpretive activities and incorporation of volunteers into restoration efforts.

The South Ranch has an approved, appraised fair market value of \$14,615,000.00. The Board's proposed grant, if approved, would then assist the BSLT by contributing \$9,000,000.00 to allow the BSLT to purchase an increased undivided interest from TNC in the South Ranch. The grant agreement provides that on or before November 22, 2004, the BSLT will convey to the DFG all or a portion of the property covered by the grant, having a value of up to \$9,000,000.00. It is estimated that \$40,000.00 will be needed for expenses to administer the grant and conveyance of the property to the State, including appraisal costs, title and escrow fees and the Department of General Services review costs, bringing the total allocation for this proposal to \$9,040,000.00.

The terms and conditions of the proposed grant also provide that staff will review all title documents, appraisals, preliminary title reports, agreements for purchase and sale, escrow instructions and the instruments of conveyance prior to disbursement of funds directly into an escrow.

Mr. Wright reported that the Board received letters of support for this project from Assembly member Fred Keeley, Senator Bruce McPherson, Monterey County Board of Supervisors, California Native Plant Society, Ventana Chapter of the Sierra Club, Monterey Pine Forest Watch, Planning and Conservation League, Mr. Charles Snorf and Ms. Helena Greenwood and Mr. Robert Greenwood.

Ms. Townsend reported that Mr. Jim Swanson and Mr. Rob Floerke of the Department of Fish and Game's Central Coast Region, Mr. Zad Leavy of The Big Sur Land Trust and Mr. Bill Leahy and Ms. Jennifer Johnson representing The Nature Conservancy, were in the audience should there be any questions.

Mr. Hight asked if there were any questions or comments. There were none.

Staff recommended that the Board approve the proposed \$9,000,000.00 grant to the Big Sur Land Trust to be applied to the acquisition of the 7,128 $\frac{1}{2}$ acre South Ranch of the Palo Corona property and authorize the acceptance of a 4,390 $\frac{1}{2}$ acre portion of the grant property having a value of up to \$9,000,000.00, as proposed; allocate \$9,040,000.00 from the Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Act (Prop. 12), Section 5096.350 (a)(3) B T & E Matching to cover the grant amount and related costs; authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Ms. Annette Porini moved that the Board approve the proposed \$9,000,000.00 grant to the Big Sur Land Trust to be applied to the acquisition of the 7,128 $\frac{1}{2}$ acre South Ranch of the Palo Corona property and authorize the acceptance of a 4,390 $\frac{1}{2}$ acre portion of the grant property having a value of up to \$9,000,000.00, as proposed; allocate \$9,040,000.00 from the Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Act (Prop. 12), Section 5096.350 (a)(3) B T & E Matching to cover the grant amount and related costs; authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

Mr. Hight expressed his appreciation to all of the people who worked very hard on this project.

27. Diablo Range Conservation Area, Bear Valley Unit, \$2,000,000.00
Monterey County

Mr. Wright reported that this proposal was to consider the allocation of a grant to the California Rangeland Trust (CRT) for a cooperative project to purchase a conservation easement over 3,798 \pm acres of private land for the conservation of riparian and oak woodland habitats, habitat corridors and protection of federal and state, threatened, endangered and special concern listed species. The property is located within the Diablo Range, approximately 5 miles northwest of the City of Parkfield. Mr. Dave Means briefly described the project and its location.

The Diablo Range Conservation Area (DCRA) is located in the southern reaches of the Diablo Range, a range of mountains, stretching from Contra Costa County in the north to San Luis Obispo County in the south, forming the western border of the San Joaquin Valley. The conservation area encompasses approximately 46,000± acres and lies within portions of eastern Monterey and western Fresno County. Other conservation holdings within the DRCA include the 17,000± acre DRCA, Varian Ranch conservation easement, a cooperative project involving the Packard Foundation, Caltrans and The Trust for Public Land, approved by WCB May 2, 2000. To the north is the 6,743± acre DRCA, Jacalitos Unit, a conservation easement acquired with Packard Foundation and National Fish and Wildlife Foundation funds and being held by the CRT. The CRT is also negotiating to acquire a 6,917± acre conservation easement to the north of the subject property, referred to as the DRCA, Upper Bear Valley Unit. The total acreage either owned or being negotiated is 34,458± acres.

The general topography of the DCRA consists of steep uplands and ravines along and near the crest areas of the Diablo Range, sloping down to rolling hills and broad valley terraces. The San Andreas rift also runs north and south through the western portions of the DRCA. Watersheds within the DRCA drain east into the San Joaquin Valley and west into the Salinas River. Major tributaries include the Warthan, Jacalitos and Zapato Chino Canyon creeks on the eastern slopes, the Big Sandy, Rancho Rico and Vineyard creeks on the western slopes, and the Cholame Creek running south through the middle and southern portions of the DRCA, before turning west and entering the Estrella River.

The major habitat types found within the DRCA are valley and blue oak woodlands, riparian corridors, wetlands and savannah grassland areas. Large habitat corridors cross over the DRCA, supporting large mammals such as deer, wild hogs, bobcats and mountain lions and a variety of raptor species. Numerous stock ponds dot the area and are inhabited by aquatic wildlife. The entire upland and open space characteristics of the DRCA also provide natural scenic values.

Federal and State special status listed species found within the DRCA include the San Joaquin kit fox, western pond turtle, prairie falcon, red-legged frog, California jewel-flower, San Benito spine flower and the recurved larkspur. It is also hoped that California condor populations can be reestablished within the DRCA, once part of the historical range of this endangered species.

The subject property is located in the southwest portions of the DRCA. It contains portions of all the habitat, wildlife and topographical features found throughout the DRCA as mentioned above. One of the main features of the subject property is the Cholame Creek Valley and the underlying San Andreas Rift zone. Paved access is available out of Parkfield northwest along Slacks Canyon Road. The property is used predominately for cattle grazing with a farmstead area and relatively small

portion dedicated to vineyards and orchards (51± acres). Improvements include four residences, horse stalls, barns, various outbuilding and several older, vacant structures.

The purpose of the proposed easement is to protect and preserve the conservation values of the property into perpetuity while at the same time encouraging compatible agricultural practices. Under the terms of the easement, current land uses will be allowed and continued on a controlled basis. Cattle grazing is considered to be consistent with the maintenance of conservation values on the property, provided it is managed correctly. Under the terms of the easement, cattle grazing will be limited and monitored by the CRT based on residual dry matter measurements (a way of determining grazing capacity and optimal use by measuring the amount of dry residual material found on the property). Agriculture and orchard uses will be limited to their current location. Development rights are being acquired across the entire property, except for those pertaining to the repair and replacement of existing improvements and the possible development on three acres contiguous to the existing improvements. The CRT has already completed a base line assessment of the current condition of the property and has developed a management plan for the future use of the property.

The proposed acquisition is considered the second part of a two-part cooperative project. The first part involved the purchase of the 6,743± acre DCRA, Jacalitos Unit, conservation easement (mentioned above) by the CRT using Packard Foundation and National Fish and Wildlife Foundation grant funds.

The CRT and the owner have agreed to a purchase price of \$1,990,000.00 for the proposed conservation easement. This value was established based on a fair market value appraisal approved by the Department of General Services (DGS). The CRT will own the easement and monitor the property for compliance under the terms of the easement. An additional \$10,000.00 is being requested for DGS' review costs, bringing the total allocation to \$2,000,000.00.

The terms and conditions of the proposed grant provide that staff review and approve all documents pertaining to the Grantee's acquisition, including any appraisals, preliminary title reports, agreements for purchase or sale, escrow instructions and the instruments of conveyance prior to disbursement of funds.

Mr. Wright reported that the Board received a letter of support from Monterey and Fresno Counties' Boards of Supervisors. Mr. Wright expressed his enthusiasm for this proposal and for the opportunity to work with the California Rangeland Trust, The Trust for Public Land and others to conserve large landscapes through easements where ranchers continue to be the stewards of the land and at the same time insure protection of habitat values in perpetuity.

Mr. Means reported that property owners Mr. and Mrs. Kevin Kester, Mr. Stephen Sinton representing the California Rangeland Trust and Mr. Rob Floerke of the Department of Fish and Game's Central Coast Region, were in the audience should there be any questions.

Mr. Hight asked if there were any questions or comments. There were none.

Ms. Porini stated that it was fascinating to see the fabulous wildlife habitat corridors that are being formed by these projects and that it really takes the cooperation of the landowners to help us achieve that goal. Mr. Wright thanked the Kesters for their patience on this project and commented that these conservation easements will assist the Department in meeting its objectives for wildlife while keeping private stewards on the land.

Staff recommended the Board approve the grant to the California Rangeland Trust as proposed; allocate \$2,000,000.00 from the Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Act (Prop. 12), Section (a)(5) to be applied toward the purchase price and related costs; authorize staff to enter into appropriate agreements as necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Ms. Annette Porini moved that the Board approve the grant to the California Rangeland Trust as proposed; allocate \$2,000,000.00 from the Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Act (Prop. 12), Section (a)(5) to be applied toward the purchase price and related costs; authorize staff to enter into appropriate agreements as necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

- | | | |
|-----|---|--------------|
| 28. | O'Neill Sea Odyssey Marine Sanctuary Improvements,
Santa Cruz County | \$472,000.00 |
|-----|---|--------------|

Mr. Wright reported that this was a proposal to consider the allocation of a grant to the O'Neill Sea Odyssey (OSO) for a partnership project to reconstruct a portion of the O'Neill Building, located at 2222 East Sea Cliff Drive in the City of Santa Cruz. The project will provide educational space for area fourth to sixth grade students to study such subjects as ecology of the Monterey Bay and navigation. The partners in this proposal include the State Coastal Conservancy, the Packard Foundation, Jack O'Neill Associates and the Wildlife Conservation Board (WCB). The building is owned by the OSO on land leased from the Santa Cruz Port District. Currently the building houses the education facility, as well as various commercial businesses, and is badly in need of repair. Mr. Peter Perrine briefly described the project and its location.

The OSO was founded in 1996 and incorporated as a non-profit corporation in 1997, with a mission to provide hands-on educational experience in navigation, marine science, and the relationship between the area's watersheds and the Monterey Bay marine environment. Classes are offered, free of charge, to fourth through sixth grade students. Classes are held on OSO's 65-foot catamaran, sailing on Monterey Bay, where students gain experience in navigation and biological sampling techniques. On shore, at the O'Neill Building, students use the laboratory and classrooms to study in depth the relationships between the sea and the watersheds that empty into it. The program is targeted to disadvantaged and low-income students and includes lessons in both English and Spanish. Most of the students come from Santa Clara, Santa Cruz, Monterey and San Benito Counties, but teachers from as far away as Oakland have participated.

The WCB's 2000-01 Budget contained funds from the Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Act (Prop 12) dedicated to O'Neill Sea Odyssey facilities improvements. Plans call for completely renovating the entire two-story O'Neill Building, including adding an elevator to provide fully ADA-compatible access to the second floor, at an estimated cost of \$2,840,000.00. Funds from the WCB will be used to rehabilitate the educational facility, which consists of approximately 1,600 square feet of the second story of the building and 1,747 square feet of the surrounding deck. This proposed space will contain a biology station, ecology station, education space, navigation station, utility room, outdoor classrooms and offices. Additional funds received from the State Coastal Conservancy, the Packard Foundation, and Jack O'Neill Associates will provide the balance of funding needed for the elevator, landscaping and remainder of the second floor. The Santa Cruz Port District will provide funds to complete the first floor.

Cost estimates for WCB's portion of this project have been reviewed by staff and are as follows:

Description:	Estimated Cost
Excavations and foundations	\$29,475.00
Structural framing	23,400.00
Roofing and waterproofing	23,850.00
Exterior walls	13,950.00
Interior construction	88,200.00
Special requirements	84,900.00
Mechanical	48,000.00
Electrical	35,550.00
Site work	27,675.00
Project development/Permits	37,500.00
Project management	22,000.00
Contingency	37,500.00
TOTAL ESTIMATED COST:	\$472,000.00

Projected cost breakdown for the rehabilitation of the entire building is as follows:

Proposed Funding Breakdown:	
Wildlife Conservation Board	\$472,000.00
State Coastal Conservancy	\$150,000.00
Packard Foundation	\$100,000.00
Jack O'Neill Associates	\$248,000.00
Santa Cruz Port District	\$1,505,200.00
O'Neill Sea Odyssey	\$364,800.00
TOTAL AVAILABLE FUNDING:	\$2,840,000.00

The Department of Fish Game has reviewed this proposal and recommends it for funding by the WCB. The grantee will prepare and file the appropriate CEQA documentation and obtain all necessary permits. The OSO has agreed to manage and maintain the property for 25 years pursuant to the terms and conditions of the Grant Agreement. If at any time during the life of the project the OSO is unable to manage and maintain the project improvements, they will refund to the State of California an amortized amount of funds based on the number of years left on the project life.

Mr. Perrine reported that Mr. Dan Haifley, Executive Director of the O'Neill Sea Odyssey, was in the audience should there be any questions. There were none.

Mr. Hight stated that this is a very exciting project and the Department tries to do whatever it can do to educate students.

Staff recommended that the Board approve this project as proposed; allocate \$472,000.00 from the Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Act of 2000 (Prop 12); authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Ms. Annette Porini moved that the Board approve this project as proposed; allocate \$472,000.00 from the Safe Neighborhood Parks, Clean Water, Clean Air and Coastal Protection Bond Act of 2000 (Prop 12); authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

29. Rancho Corral de Tierra, San Mateo County \$5,003,000.00

Mr. Wright reported that this was a proposal to consider the allocation of a grant to the Peninsula Open Space Trust (POST) to assist in the acquisition of 4,262± acres of land in the Montara Mountain complex for the protection of threatened, rare and endangered plant and animal species. Ms. Terri Muzik briefly described the project and its location.

The project area is located 6 miles north of Half Moon Bay and 10 miles south of San Francisco. The land rises up from Highway 1 almost 2,000 feet to the top of Montara Mountain. The property is bordered by a combination of publicly and privately-owned land: to the west, Highway 1, Montara State Beach and the cities of Montara and Moss Beach; to the north, McNee Ranch State Park and San Pedro Valley County Park; to the east, San Francisco Water Department peninsula watershed and privately-owned land; and to the south, the community of El Granada.

The subject property is one of the largest undeveloped properties on the San Francisco Peninsula and one of the only remaining ranchos from the Spanish land grant era. Two prominent San Franciscans originally received title to this land – Francisco Guerrero, one of the early mayors of San Francisco and rancher Tiburcio Velasquez.

By purchasing Rancho Corral de Tierra, POST will preserve spectacular, sweeping views of the entire Bay Area and the scenic corridor to the coast, create 6,700 contiguous acres (when combined with the adjacent McNee Ranch State Park and San Pedro Valley County Park) of publicly accessible land for recreational uses, increase the potential for parkland expansion and completion of regional trail corridors, protect approximately 300 acres of productive agricultural land, preserve a piece of California history, protect three entire mid-coast watershed and protect the habitat of several rare, threatened and endangered species of wildlife and vegetation.

The diverse landscape features grasslands and distinctive coastal scrub. Because of the ocean influence and rapid altitude changes, plants grow on this property that are found nowhere else in the world. Native vegetation includes the endangered Hickman's cinquefoil, as well as San Francisco gum plant, Montara bush lupine, coast and San Francisco wallflowers and coast rock cress. At different times of the year, as the elevation rises, lowland coyote brush and sage give way to pink and white flowered Manzanita (including the unique Montara Manzanita), blue ceanothus, fuchsia, coffee berry and chinquapin.

The property also supports numerous threatened, rare and endangered animal species, including the endangered peregrine falcon, San Bruno elfin butterfly, San Francisco garter snake and red-legged frog. Healthy populations of fox, coyote, bobcat, deer, mountain lion, brush rabbit, eagle and hummingbird also reside on the property.

Peninsula Open Space Trust hopes to transfer Rancho Corral de Tierra to state and federal ownership within three years. Approximately 250 acres, contiguous to McNee Ranch State Park, Montara State Beach and San Pedro Valley County Park, provide an excellent opportunity for state park expansion. The Golden Gate National Recreation Area (GGNRA), the largest urban national park in the world, is a potential partner for the remaining 3,700 acres. POST is currently working with the Congressional representatives and the National Park Service to gain Congressional approval to extend the boundaries of the GGNRA so this property can eventually become part of the national park system, thereby increasing the size of the GGNRA by over five percent.

The property to be purchased has been appraised for \$34,100,000.00, an amount approved by the Department of General Services. In April of 2000, POST negotiated and acquired an option to purchase the subject property for \$29,750,000.00, resulting in a donation of \$4,350,000.00. Under the terms of the option, POST paid \$1,000,000.00 upon signing the contract in January of 2001, paid another \$9,000,000.00 in May of 2001 and a second installment of \$9,875,000.00 in January of 2002. The remaining \$9,875,000.00 is due in January of 2003.

Proposed Funding Breakdown:

POST – through endowments from The David and Lucille Packard Foundation, The Gordon and Terry Moore Foundation, and anonymous donors	\$24,750,000.00
Wildlife Conservation Board	\$5,000,000.00
TOTAL AVAILABLE FUNDING:	\$29,750,000.00

Staff proposes the Board make a grant in the amount of \$5,000,000.00 through the General Fund Challenge Grant Program, to be combined with other funds as noted above, to cover the remaining option payment and complete the purchase of the property. An additional \$3,000.00 would be needed to cover the appraisal review charges of the Department of General Services.

Ms. Muzik reported that Ms. Audrey Rust and Mr. Walter Moore representing Peninsula Open Space Trust were in the audience should there be any questions.

Mr. Ron Sturgeon addressed the Board and requested the members direct their attention to the agricultural acreage and that the Board subject any disbursement of public funds to the protection of those agricultural acreages. He commented the Board had just done that with some ranch lands that were considered in a previous agenda item and thought the Board could obtain the same level of stewardship over this agricultural acreage by conservation easement. Mr. Sturgeon stated that he generally supports POST's effort to protect this property, however, he added that in POST's zeal to protect vast amounts of land on the peninsula, it was his opinion that POST is losing focus on the value of the agricultural acreage that is closely situated to the Bay Area. He stated that he thought it would be beneficial for the Board to review the study that POST conducted for the feasibility of expanding the DGNRA concerning this agricultural acreage. He again commented that he would like to see any disbursement of public funds toward the overall purchase of this property contingent upon the agricultural acreage being severed from the park acreage and that it be placed under conservation easement and private stewardship. Mr. Wright explained that the Board's proposed grant to POST is just a start in terms of POST's endeavor to acquire all the money they are going to need to eventually pay off the debt they are taking on to acquire these lands. Mr. Wright stated he is aware they are considering the future transfer of some of these lands to National Parks Service, State Parks and perhaps others and that the ultimate disposition, perhaps, is not completed yet. Mr. Wright invited Ms. Audrey Rust and Mr. Walter Moore to discuss future plans for the property. Ms. Porini requested clarification regarding the future use of the property, once it is acquired, management plans and if there would be public input into that management plan. Ms. Porini acknowledged their positive response and confirmed that there would be public notices and public meetings about that kind of management plan. Ms. Rust explained that their plan, in general, was to move the property into the ownership of the federal government and National Parks Service through the Golden Gate Recreation Area and that the federal government would, in turn, conduct those management plan hearings. She stated that they have already had some public hearings regarding this subject and their plan has been endorsed by the California Farm Bureau. Mr. Hight commented regarding previous testimony, that there would be further hearings that will ascertain the appropriate use of the land once the whole picture is put together and that until that time comments could be forwarded to the National Parks Service. Ms. Porini stated that she appreciated the comments of POST and to understand that the Farm Bureau has endorsed the proposal that is before the Board.

Staff therefore recommended that the Board approve this project as proposed; award a grant to the Peninsula Open Space Trust to assist in the acquisition of 4,262 $\frac{1}{2}$ acres, allocate \$5,003,000.00 from the General Fund for the grant amount and appraisal review costs; authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Ms. Annette Porini moved that the Board approve this project as proposed; award a grant to the Peninsula Open Space Trust to assist in the acquisition of 4,262± acres, allocate \$5,003,000.00 from the General Fund for the grant amount and appraisal review costs; authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

30. Sheep Ranch Wildlife Area Disposal, Calaveras County \$8,000.00

Mr. Wright reported that this proposal was to consider a cooperative project between the Wildlife Conservation Board (WCB), Department of Fish and Game (DFG), a conservation land buyer and the California Oaks Foundation to sell fee title to 660± acres of land owned by DFG with the retention of a conservation easement over said land for the purposes of protecting oak woodlands and critical deer winter range. The property is located on the west slope of the central Sierras, south of the Mokelumne River and north of the north fork of the Stanislaus River in Calaveras County, approximately one and one half miles north of the community of Sheep Ranch. The property can be accessed from a private road, with both gravel and native surface, that leaves Sheep Ranch Road near the O'Neil Creek crossing. Ms. Terri Muzik briefly described the project and its location.

Beginning in 1989, the WCB allocated funding for the purposes of acquiring a combination of fee title and conservation easements in the Sheep Ranch area for habitat protection. To date, the DFG currently owns 1,378± acres of habitat and maintains a conservation easement over an additional 827± acres. The WCB also previously allocated funding in 1985, 1988 and 1998 for conservation easements over 2,300± contiguous acres in the Swiss Ranch area, located just north of the subject property, as additional protection of this critical deer winter range. This proposal covers 660± acres of the 1,378± acres currently held in fee and staff is negotiating the sale of fee with retention of a conservation easement over the remaining 716± acres which will be presented during a future WCB meeting.

Vegetation on the parcel varies from dense chamise stands in the north to oak woodland in the western portion, with oak and pine interspersed throughout the property with chaparral and live oak, and riparian species along the creek. The property also lies in the migration path of deer moving off the higher U.S. Forest Service ridges to the east on their way to the protected lower winter areas. The subject parcel provides a protected corridor allowing movement of deer from the extensive tracts of U.S. Forest Service lands, which form the intermediate and summer range for this herd, to the protected critical winter habitat.

In 1992, the passage of SB906 amended Section 1348 of the Fish and Game Code, providing the WCB with the authority to lease, sell, exchange or otherwise transfer real properties. As a result of the WCB's authority, lands that are or could become a liability, have recurring management difficulties or no longer retain the biological values for which they were acquired, may be transferred to obtain a higher wildlife benefit from the State's investment.

The property, subject to a conservation easement, has a current appraised value of \$370,000.00, an amount approved by Department of General Services. Under the terms of the sale, the buyer will enter into a phased purchase agreement in the amount of \$370,000.00. Under the terms of the agreement, the buyer will make an initial payment of \$75,000.00 with additional payments of approximately \$75,000.00 each year resulting in full payment no later than 2006. The State will retain a Deed of Trust on the property and the buyer will grant the conservation easement, in favor of the State, at the close of escrow. Among other things, the easement will allow the buyer one five-acre building site with one residence on the property.

The proposed sale, with retention of a conservation easement, is exempt from CEQA under Class 12 of Categorical Exemptions as a transfer of government property for which the use has not changed since the time of purchase by the public agency.

Ms. Muzik reported that Mr. Banky Curtis of the Department of Fish and Game's Sacramento Valley – Central Sierra Region was in the audience should there be any questions.

Mr. Hight asked if there were any questions or comments. There were none.

Staff recommended the Board approve the sale and retention of a conservation easement as proposed; allocate \$8,000.00 from the Habitat Conservation Fund, Section 2786 (a) for related project expense; authorize staff to enter into appropriate agreements as necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Ms. Annette Porini moved that the Board approve the sale and retention of a conservation easement as proposed; allocate \$8,000.00 from the Habitat Conservation Fund, Section 2786 (a) for related project expense; authorize staff to enter into appropriate agreements as necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

31. Riparian Habitat Restoration, Bear Creek, Colusa County \$300,000.00

Mr. Wright reported that this was a proposal to consider the allocation of a grant to the U.S. Bureau of Land Management (BLM) to remove non-native invasive plants, including saltcedar and yellow star thistle, from the riparian corridor and adjacent meadow areas along a 7.65 mile stretch of Bear Creek and a 0.2 mile stretch of Cache Creek. The land is owned by the BLM and is located approximately 10 miles northwest of the town of Rumsey in southern Colusa County. The project will restore approximately 295 acres of riparian and meadow habitats. Mr. Scott Clemons briefly described the project and its location.

Bear Creek is located within the Cache Creek watershed and has been used by previous owners for irrigation of pasture and livestock water supply. The native vegetation formerly found along the Bear Creek/Cache Creek riparian corridor, including the adjacent upland meadow systems along Bear Creek, have been altered considerably by grazing during the past century or more. The remaining native vegetation is fragmented and degraded by introduced non-native plants, including saltcedar (also known as tamarisk), perennial pepperweed and yellow star thistle. The Wildlife Conservation Board (WCB) assisted in the acquisition of the proposed project area (the former Payne Ranch), which was acquired by the BLM and the Rocky Mountain Elk Foundation (RMEF) in 1999-2001. The area was incorporated into BLM's 70,000-acre Cache Creek Natural Area (CCNA). The Department of Fish and Game's (DFG) 2,500 acre Cache Creek Wildlife Area is contiguous with the CCNA. The BLM has recently completed a Draft Coordinated Resource Management Plan (July 2002) for the CCNA, which outlines the need for the proposed restoration project on the Bear Creek/Cache Creek corridor. The BLM and the DFG have entered into a Memorandum of Understanding which provides for cooperative management of the BLM- and Department-managed lands within the Cache Creek watershed.

The WCB has previously funded two projects that are underway to remove non-native invasive plants in the Cache Creek watershed. On August 30, 2001, the WCB approved a grant to the Cache Creek Conservancy for work to remove saltcedar and arundo from the lower reach of Cache Creek in Yolo County. On August 22, 2002, the WCB approved a grant to the American Land Conservancy for a similar project located on a reach of Sulphur Creek, a tributary to Bear Creek, located in Colusa County.

This project is a critical "link in the chain" for riparian restoration of the Cache Creek watershed. The proposed project involves a portion of the upper watershed, which is a major source from which saltcedar is spreading downstream to the lower reaches of Cache Creek. Additional efforts to remove saltcedar are planned by the Yolo County Parks Department, on a five-mile stretch of Cache Creek, starting at the BLM boundary, and continuing downstream to the Camp Haswell area a few miles upstream of Rumsey.

Tule elk, deer, wild turkey, dove and quail will benefit from improved habitat along the creek and in the adjacent upland areas. Habitat for nesting waterfowl should also improve. Point Reyes Bird Observatory has conducted preliminary observations of bird usage within the project area, and have concluded that habitat for neotropical migrant birds will likewise improve. Aquatic habitat in Bear Creek will improve to benefit species such as the foothill yellow-legged frog, northwestern pond turtle, river otter, several native fish and various invertebrate species. The threatened bald eagle will benefit from improvements to the native fishery, since the eagles forage on these fish. Currently, UC Berkeley is conducting research in the project area regarding native plant revegetation and stream channel morphology. The USDA's Agricultural Research Station has been conducting experimental releases of the saltcedar-predating Chinese leaf beetle within cages along Bear Creek and Cache Creek since 2001. It is anticipated that this biological control project will help keep the saltcedar under control in the future.

Saltcedar removal is a high priority within the Bear Creek and Cache Creek watersheds, and the proposed project has support from both the Yolo County and Colusa County Resource Conservation Districts. Additionally, the project will assist with the habitat restoration goals of the California Riparian Habitat Conservation Program and the California Riparian Habitat Joint Venture. Timely action is a factor for the proposed project as the longer saltcedar eradication is delayed, the more costly it will be to complete at a later time. As long as there is still a source of saltcedar producing viable seed in Bear Creek, this plant will continue to spread downstream through Cache Creek.

Since the project area is on public land which has a legal access from State Highway 16, this area is accessible to the public. The property is currently restricted to non-motorized uses, and is intended primarily for wildlife observation and access to the trail system which provides access to the interior portions of the former Payne Ranch. A portion of the area is sensitive habitat for local tule elk from approximately January through March, and visitor use will be restricted during this time.

Funding for the proposed project is being provided by the WCB, BLM, Rocky Mountain Elk Foundation and UC Berkeley.

Cost estimates for this proposal have been reviewed by staff and are as follows:

Description:	Estimated Cost
Invasive Plant Control	\$257,700.00
Revegetation	105,500.00
Erosion Control	40,000.00
Consulting	10,000.00
Revegetation Study	25,000.00
Channel Morphology Study	2,500.00
Administration	75,000.00
Signs	1,000.00
Contingency	7,800.00
TOTAL ESTIMATED COST:	\$524,500.00
Proposed Funding Breakdown:	
Wildlife Conservation Board	\$300,000.00
Bureau of Land Management	\$172,000.00
Rocky Mountain Elk Foundation	\$45,000.00
UC Berkeley	\$7,500.00
TOTAL AVAILABLE FUNDING:	\$524,500.00

The proposed project has been reviewed and recommended for funding by staff and the DFG. The BLM has completed an Environmental Assessment to comply with the requirements of the National Environmental Policy Act, and will be obtaining all necessary permits.

Mr. Clemons reported that Mr. Banky Curtis, Regional Manager for the Department of Fish and Game, and Mr. Rich Burns and Mr. Gregg Mangan of the Bureau of Land Management, were in the audience should there be any questions.

Mr. Hight asked if there were any questions or comments. There were none.

Staff recommended that the Board approve this project as proposed; allocate \$300,000.00 from the Habitat Conservation Fund, Section 2786 (e/f); authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Ms. Annette Porini moved that the Board approve this project as proposed; allocate \$300,000.00 from the Habitat Conservation Fund, Section 2786 (e/f); authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

32. Wetland Habitat Restoration, Willow Creek Wildlife Area, \$277,000.00
Lassen County

Mr. Wright reported that this proposal was to consider the allocation of a grant to Ducks Unlimited, Inc., (DU) for a partnership project to restore approximately 168 acres of wetlands and 109 acres of uplands, install a well and pump, and rehabilitate nearly a mile of water delivery ditch on the Department of Fish and Game's (DFG) Willow Creek Wildlife Area. The partners in this proposal include DU, the DFG, the North American Wetlands Conservation Council and the Wildlife Conservation Board (WCB). The wildlife area is located adjacent to Highway 139, approximately fifteen miles north of the City of Susanville. Mr. Peter Perrine briefly described the project and its location.

Willow Creek Wildlife Area is located in one of several broad flat valleys between Honey Lake to the south and the Klamath Basin to the north. It was acquired by the WCB in 1988 to provide wetland habitat, mainly for migrating waterfowl and other wetland birds moving between the larger basins to the north and south. This particular valley is especially important because it has reliable water, providing a critical foraging location for these birds even in the driest of years. However, when the site was acquired, it had been modified over the decades to maximize cattle production, not wildlife, and ponds and ditches that had been excavated to provide summer irrigation water were of little use to migrating waterfowl.

The project will restore three of the old water storage ponds to provide high quality wildlife habitat. This will be accomplished by re-contouring the bottoms of the ponds to increase diversity and provide appropriate shallow water foraging and brood habitat. Water control structures will be replaced or reset, a well and pump will be installed, and a mile of the old irrigation ditch will be rehabilitated to supply the new ponds. In addition, the entire wildlife area will be surveyed and baseline information provided to the DFG for future restoration and management.

The wildlife area provides tremendous habitat value for a wide range of wetland and grassland dependent species. The project will directly benefit at least two State listed species, the endangered bald eagle and the threatened greater sandhill crane. At least six bald eagle nests are found within twenty miles of the wildlife Area, and thirteen eagles were once seen in a single tree on the area. As many as six pairs of greater sandhill cranes nest on the wildlife area every year. Special status species to benefit directly from the project include white-faced ibis, long-billed curlew, northern harrier and short-eared owl. Waterfowl and shorebirds depend on the area for both breeding habitat and for foraging during migration. Species that will benefit from improvements to the breeding habitat include mallards, gadwalls and black necked stilts. Improvements to the fall and spring foraging habitat will benefit such species as northern pintails and long-billed dowitchers.

Cost estimates for this project have been reviewed by staff and are as follows:

Description:	Estimated Cost
Aerial topographic surveys	\$18,792.00
Wildlife Area baseline information	22,020.00
Permits	18,440.00
Earthmoving	216,063.00
Water control structures	27,588.00
Well and pump, installed	74,500.00
Road base	19,446.00
Site preparation and seeding/planting	9,893.00
Project design and management	48,870.00
Contingency	25,593.00
TOTAL ESTIMATED COST :	\$481,205.00
Proposed Funding Breakdown:	
Wildlife Conservation Board	\$277,000.00
Department of Fish and Game	23,693.00
Ducks Unlimited, Inc.	9,480.00
North American Wetlands Conservation Council	171,032.00
TOTAL AVAILABLE FUNDING:	\$481,205.00

The DFG has reviewed this proposal and recommends it for funding by the WCB. The DFG and DU will prepare and file appropriate environmental documents and secure any required permits.

Mr. Wright reported that the Board received a letter of support for this project from the California Waterfowl Association.

Mr. Perrine reported that Ms. Virginia Getz, representing Ducks Unlimited, Inc., was in the audience should there be any questions.

Mr. Hight asked if there were any questions or comments. There were none.

Staff recommended that the Board approve this project as proposed; allocate \$277,000.00 from the Habitat Conservation Fund, Section 2786 (d); authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Ms. Annette Porini moved that the Board approve this project as proposed; allocate \$277,000.00 from the Habitat Conservation Fund, Section 2786 (d); authorize staff to enter into appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

33. Jacoby Creek Forest, Expansion 1, Humboldt County \$1,810,000.00

Mr. Wright reported that this proposal was to consider the allocation of a grant to the City of Arcata for the purchase of 285 ∇ acres of private land for a cooperative project with the City of Arcata, the Department of Fish and Game (DFG) and the Board for the protection of habitat along Jacoby Creek and its tributaries southeast of the City of Arcata. Mr. William Gallup briefly described the project and its location.

The subject property is located east of the terminus of Jacoby Creek Road outside the city limits of the City of Arcata, about two and one half miles southeasterly of the downtown area. Land use in the area is timber production zone with most of the stands of timber in various growth stages. Topography of the subject ranges from modest slope to steep slopes with Jacoby Creek and its tributaries bisecting the property. The easterly boundary of the property is adjacent to the Jacoby Creek forest (800 \pm acres) owned by the City of Arcata.

The primary purpose of this proposed grant is to protect and maintain the health of the limited existing old growth forest habitat and also create a riparian reserve area adjacent to the Jacoby Creek corridor. Approximately 4,500 lineal feet of the upper reaches of Jacoby Creek is located on this property. This property is an integral part of the Jacoby Creek watershed and in large part contributes to the Humboldt Bay ecosystem that provides an adequate water supply to maintain wetlands habitat for fish, waterfowl, wading birds, shorebirds and other water associated wildlife. This acquisition will help ensure the integrity of the watershed and enhance the downstream habitat restoration investments that have been made in the Humboldt Bay Wildlife Area, Jacoby Creek/Gannon Slough Enhancement Area.

Most of the upper reaches of Jacoby Creek have traditionally been used for timber production. The subject property contains primarily second growth timber with a few small stands of old growth timber still remaining. The lower portion of Jacoby Creek, westerly of the subject property, was originally part of Humboldt Bay=s extensive intertidal salt marsh and mud flats prior to the construction of the Northwestern Railroad line adjacent to the bay and later the construction of State Highway 101. Construction of these facilities, as well as timber harvest in the upper watershed and conversion of the riparian areas to agricultural uses in the lower watershed, have

impacted Jacoby Creek. There are a number of listed and sensitive species that should benefit from this acquisition. The northern red-legged frog, the foothill yellow-legged frog, northern spotted owl, Cooper's hawk, osprey, yellow warbler, sharp shinned hawk, Pacific fisher, white footed vole, red tree vole, and indirectly, coastal cutthroat trout, coho salmon, steelhead and the tidewater goby would all benefit from this acquisition.

Management of the property will be assumed by the City of Arcata in cooperation with the DFG and the Jacoby Creek Land Trust. This includes providing public access, maintenance of habitat and protection of the species of concern.

The owner has agreed to sell this property for the Department of General Services' (DGS) approved appraised value of \$1,800,000.00. The City of Arcata will pay the related closing, escrow and title insurance costs. The grant to the City will be for \$1,800,000.00. An additional \$10,000.00 will be needed for appraisal and related DGS' review charges.

The DFG has recommended the acquisition of this property through this grant assistance. There are no claims of sovereign State land ownership over any of the property. The terms and conditions of the proposed grant provide that staff review and approve all documents pertaining to the Grantee's acquisition, including any appraisals, preliminary title reports, agreements for purchase and sale, escrow instructions and the instruments of conveyance prior to disbursement of funds.

Mr. Wright reported that Mr. Bob Barnum, owner of the property, was in the audience and Mr. Wright acknowledged that it was the intent of the City Manager, Mr. Dan Hauser, along with several other members of the community, to attend today's meeting but they were grounded in Arcata due to the fog.

Mr. Hight asked if there were any questions or comments. There were none.

Mr. Hight and Ms. Porini commented that this is a beautiful piece of property in a gorgeous area and thanked everyone involved in the project. Mr. Wright expressed his appreciation to Mr. Barnum and the City of Arcata for their participation in this project.

Staff recommended that the Board approve a grant to the City of Arcata for the acquisition of the subject property as proposed; allocate a total of \$1,810,000.00 to cover the grant and related costs from the California Clean Water, Clean Air, Safe Neighborhood Parks, and Coastal Protection of 2002 (Prop 40); authorize staff to enter appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Ms. Annette Porini moved that the Board approve a grant to the City of Arcata for the acquisition of the subject property as proposed; allocate a total of \$1,810,000.00 to cover the grant and related costs from the California Clean Water, Clean Air, Safe Neighborhood Parks, and Coastal Protection of 2002 (Prop 40); authorize staff to enter appropriate agreements necessary to accomplish this project; and authorize staff and the Department of Fish and Game to proceed substantially as planned.

Motion carried.

Mr. Wright reported that he received late notice that Ms. Katherine Boxer, representing the City of Fresno, requested to address the Board regarding Item 9 on the Consent Calendar. Please refer to Item 9 on page 16 of these minutes for her comments.

With no further business to discuss, the meeting adjourned at 11:00 A.M.

Respectfully submitted,

Al Wright
Executive Director

Attachment

PROGRAM STATEMENT

At the close of the meeting on November 22, 2002, the amount allocated to projects since the Wildlife Conservation Board's inception in 1947 totaled \$1,018,672,263.73. This total includes funds reimbursed by the Federal Government under the Accelerated Public Works Program completed in 1966, the Land and Water Conservation Fund Program, the Anadromous Fish Act Program, the Sport Fish Restoration Act Program, the Pittman-Robertson Program, and the Estuarine Sanctuary Program.

The statement includes projects completed under the 1964 State Beach, Park, Recreational and Historical Facilities Bond Act, the 1970 Recreation and Fish and Wildlife Enhancement Bond Fund, the Bagley Conservation Fund, the State Beach, Park, Recreational and Historical Facilities Bond Act of 1974, the General Fund, the Energy Resources Fund, the Environmental License Plate Fund, the State, Urban and Coastal Park Bond Act of 1976, the 1984 Parklands Fund, the 1984 Fish and Wildlife Habitat Enhancement Bond Act, the California Wildlife, Coastal and Park Land Conservation Act of 1988, Cigarette and Tobacco Products Surtax Fund of 1988, California Wildlife Protection Act of 1990, the Safe, Clean, Reliable Water Supply Act of 1996, the Natural Resources Infrastructure Fund, the Harbors and Watercraft Revolving Fund, Forest Resources Improvement Fund, the Safe Neighborhood Parks, Clean Water, Clean Air, and Coastal Protection Bond Act of 2000, Safe Drinking Water, Clean Water, Watershed Protection, and Flood Protection Act of 2000 and the Wildlife Restoration Fund. In addition to projects completed with the above funding sources, this statement includes tax credits awarded under the Natural Heritage Preservation Tax Credit Act of 2000. The tax credits are not reflected in the total amount allocated to projects.

A. Fish Hatchery and Stocking Projects	\$16,006,219.06
B. Fish Habitat Preservation, Development and Improvement.....	23,425,641.88
Reservoir Construction or Improvement	\$ 5,518,592.00
Stream Clearance and Improvement.....	14,788,961.69
Stream Flow Maintenance Dams	547,719.86
Marine Habitat	646,619.07
Fish Screens, Ladders and Weir Projects	1,923,749.26
C. Fishing Access Projects.....	44,118,032.02
Coastal and Bay	\$ 3,215,000.08
River and Aqueduct Access	12,361,393.99
Lake and Reservoir Access	9,015,637.69
Piers	19,526,000.26
D. Game Farm Projects.....	146,894.49
E. Wildlife Habitat Acquisition, Development and Improvement	911,163,117.76
Wildlife Areas (General)	\$271,372,362.68
Miscellaneous Wildlife Habitat Development.....	5,596,933.74
Wildlife Areas/Ecological Reserves, (Threatened, Endangered or Unique Habitat)	268,012,050.98
Land Conservation Area	1,971,557.18
Inland Wetlands Cons. Grants and Easements ...	15,332,725.38

Riparian Habitat Cons. Grants and Easements....	12,551,023.28
Other Wildlife Habitat Grants.....	336,326,464.52
F. Hunting Access Projects	484,898.57
G. Miscellaneous Projects (including leases)	11,194,774.29
H. Special Project Allocations.....	1,037,464.79
I. Miscellaneous Public Access Projects	10,549,132.80
State Owned	\$1,244,856.07
Grants	9,304,281.73
J. Sales and/or exchanges	546,088.07
K. Natural Heritage Preservation Tax Credit Act (tax credits awarded)...	(33,508,511.50)
Statutory plans.....	(0.00)
Corridors, wetlands, wildlife habitat, streams and riparian habitat	(6,232,435.50)
Agricultural lands	(712,726.00)
Water and water rights.....	(269,500.00)
State and local parks, open space and archaeological resources	(26,293,850.00)
Total Allocated to Projects	\$1,018,672,263.73