



• Quarterly Report for January 1, 2019 through March 31, 2019

Summary

This report provides an update on real estate activities for the period of January 1, 2019 through March 31, 2019.

During this reporting period, 12 transactions were executed including nine transactions for secondary use of Metropolitan's properties and three transactions where Metropolitan acquired rights to use privately owned or publicly owned real property. These transactions involved secondary compatible uses, maintenance, access, construction, operations and storage laydown.

Purpose

Metropolitan Water District Administrative Code Section 2720: General Manager's Quarterly Reports

Metropolitan Water District administrative Code Section 8257: Quarterly Reports

Attachments

- Attachment 1 Deeds and grants accepted by Metropolitan to use privately-owned or publicly owned real Property
- Attachment 2 Leases and permits issued to others to use Metropolitan-owned land
- Attachment 3 Deeds granted to others that provide compatible uses of Metropolitan-owned land or disposal of surplus property

Detailed Report

Deeds, Grants, and Leases accepted by Metropolitan

Staff executed a Letter of Non-Objection and License Agreement with the Los Angeles Department of Water and Power for excavation, access, staging, and storage rights related to the Second Lower Feeder Pre-Stressed Concrete Cylinder Pipe Program – Reach 4.

Staff acquired a Right of Entry permit with the Union Pacific Railroad within the Alameda Railroad Corridor to facilitate the installation of a concrete liner for the Second Lower Feeder.

Staff executed an encroachment permit with the city of Fontana for a storage and laydown area in support of the Etiwanda Pipeline North Liner Repair Project.

Leases and Permits Granted

An entry permit was granted to the Southern California Gas Company to allow non-exclusive access use of Metropolitan's fee owned property as a temporary work area for the inspection, excavation and repair of their natural gas pipeline in the Van Nuys area of the City of Los Angeles.

An easement was granted to the United States Bureau of Reclamation (Reclamation) to establish a native habitat restoration site for the Lower Colorado River Multi-Species Program, in the Palo Verde Irrigation District of Imperial County. Reclamation will design, create, maintain, and monitor approximately 506 acres of cottonwood-willow and 122 acres of honey mesquite habitat land cover types on agricultural property owned in fee by Metropolitan.

An entry permit was granted to the California Department of Fish and Wildlife to allow access to Bay Delta Islands (Bacon Island, Holland Tract, and Webb Tract) for the detection and eradication of invasive nutria on Metropolitan fee-owned property.

An entry permit was granted to Energeo Resources, LLC to allow access to a portion of Bay Delta's Bouldin Island to test an existing gas well for its reserves' potential. The entry permit implements access rights by Energeo

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under a pre-existing underlying oil and gas lease, and it provides Metropolitan with additional, insurance coverage and hold-harmless protections.

An amendment was granted to Red Rivers Farms Inc., to extend its current Operation and Management Agreement, to allow continued maintenance of crop and land management on Metropolitan fee owned land in the Palo Verde Irrigation District. The amendment provides additional time to complete the new farm leases which subject to board approval would take effect July 1, 2019.

A lease was granted to the Western Science Center for the construction, operation, and maintenance of a double-faced illuminated monument sign on the southwest corner of Domenigoni Parkway and Searl Parkway. The term is coterminous with the existing ground lease, which is expires in 2103 and has two 25 year extensions. The sign's frame will bear Metropolitan's name and the digital display cycle will have water related topics included.

An entry permit was granted to the city of Los Angeles to allow temporary construction activities and access for vehicles and equipment to be used during the construction on the City's adjacent San Fernando Road widening at Balboa Boulevard Project, in the Granada Hills area of the city of Los Angeles, northeast of the Jensen Treatment Plant.

A license was granted to California State Parks to use a portion of Metropolitan's access road along the Colorado River Aqueduct in Indio to access their adjacent State Parks property. The license is on a year-to-year renewal and provides benefit to Metropolitan by having additional law enforcement patrols along a remote area of the Colorado River Aqueduct.

An entry permit was granted to Eagle Crest Energy to allow non-exclusive access to existing groundwater monitoring wells to collect ground water level and groundwater quality data near Eagle Mountain Pump Plant.

Deeds Granted to Others

None

**Deeds, Grants, and Leases Accepted
During 3rd Quarter of FY 2018/19
January 1, 2019 through March 31, 2019**

GRANTOR	ACREAGE	TYPE	TERM	USE	EXECUTION DATE	RECORDING DATE	COSTS
Los Angeles Department of Water and Power (LADWP)	0.65	License Agreement	1 year	Executed Letter of Non-objection and License Agreement for excavation, access, staging, and storage rights related to the Second Lower Feeder, Pre-stressed Concrete Cylinder Pipe (PCCP) Project - Reach 4	2/11/2019	N/A	\$2,529.00
Union Pacific Railroad	N/A	Entry Permit	1 year	Acquired Right of Entry permit for relining pipeline within the Alameda Railroad Corridor related to the Second Lower Feeder, PCCP Project - Reach 2	1/4/2019	N/A	\$505.00
City of Fontana	1.75	Encroachment Permit	1 year	Executed an encroachment permit for storage/laydown area in support of the Etiwanda Pipeline North Liner Repair	2/19/2019 ⁽¹⁾	N/A	\$211.00

N/A = Not Applicable

⁽¹⁾Permit is valid for one year, starting June 2019.

**Leases and Permits Granted
During 2nd Quarter of FY 2018/19
January 1, 2019 through March 31, 2019
January 1, 2019 through March 31, 2020**

LESSEE	ENTITY TYPE	ACREAGE	TYPE	TERM	USE	FEE/RENT	FREQUENCY
Southern California Gas Company	Public	.31 acres	Entry Permit	3 months	Allows access for temporary work area for inspection, excavation and repairs of their natural gas pipeline	\$3,500	One-time
United States Bureau of Reclamation	Public	635 acres	Easement	permanent	To design, create, maintain, and monitor cottonwood/willow and honey mesquite land cover as part of the Lower Colorado River Multi-Species Conservation Program	\$9.73 M	One-time
California Department of Fish and Wildlife	Public	6053 acres	Entry Permit	1 year	Allows access to Bay Delta Islands (Bacon Island, Holland Tract, and Webb Tract) for the detection and eradication of invasive nutria on Metropolitan fee-owned property.	\$0 ⁽¹⁾	One-time
Energeo Resources, LLC	Private	1.04 acres	Entry Permit	4 months	Allows access to a portion of Bay Delta's Bouldin Island to test an existing gas well for its reserves' potential.	\$0 ⁽¹⁾	One-time
Red Rivers Farms, Inc.	Private	3843 acres	Operation and Mangement Agreement	5 months	To extend its current Operation and Management Agreement for maintainance of Metropolitan's property while new leases are established.	\$0 ⁽¹⁾	One-time
Western Science Center	Private	.47 acres	Lease Agreement	84 year term	For construction, operation, amd maintenace of sign on the southwest corner of Domenigoni Parkway and Searl Parkway	\$1	Annually
City of Los Angeles	Public	.047 acres	Entry Permit	4 years	Allows temporary construction activities and access for vehicles and equipment during construction	\$3,072	One-time
California States Parks	Public	6.23 acres	License	Year-to year	Allows access through Metropolitan's property to adjacent State Parks property	\$0 ⁽¹⁾	Annually
Eagle Crest Energy	Private	906.87	Entry Permit	4 years/9 months	Allows access to wells for groundwater and water quality monitoring	\$12,300	One-time

n/a = Not Applicable

⁽¹⁾ No compensation due to the mutual benefits derived by both parties.

Deeds Granted
During 3rd Quarter of FY 2018/19
January 1, 2019 through March 31, 2019

GRANTEE	ACREAGE	TYPE	TERM	USE	DOCUMENT RECORDING DATE	FEE/RENT	FREQUENCY

No agreements during this reporting period