

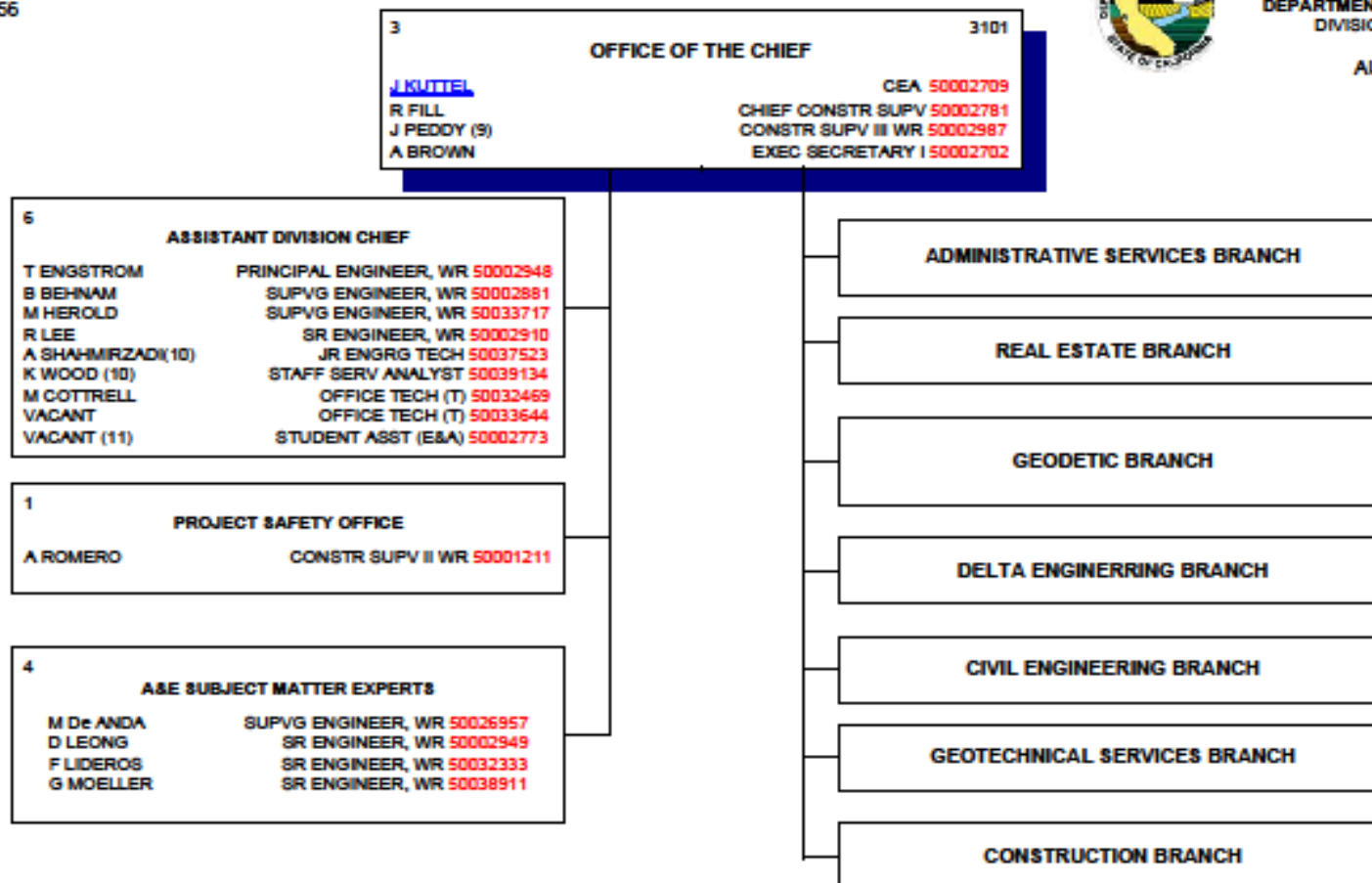
**CENTRAL VALLEY FLOOD PROTECTION BOARD
REAL ESTATE SERVICES
INFORMATIONAL BRIEFING**

**October 24, 2014
Paul Farris, Chief**

**Division of Engineering
Real Estate Branch**



AUGUST 1, 2014

**LEGEND**

- (1) BORROWED POSITION
- (2) LOANED POSITION
- (3) EMPLOYEE ON SPECIAL ASSIGNMENT
- (4) TRAINING & DEVELOPMENT ASSIGNMENT
- (5) LIMITED-TERM POSITION
- (6) LIMITED-TERM APPOINTMENT
- (7) JOB SHARE
- (8) EMPLOYEE IN BLANKET
- (9) RETIRED ANNUITANT
- (10) PERMANENT INTERMITTENT
- (11) STUDENT EMPLOYEE

REB Business Responsibilities

Acquire Real Property Rights

and

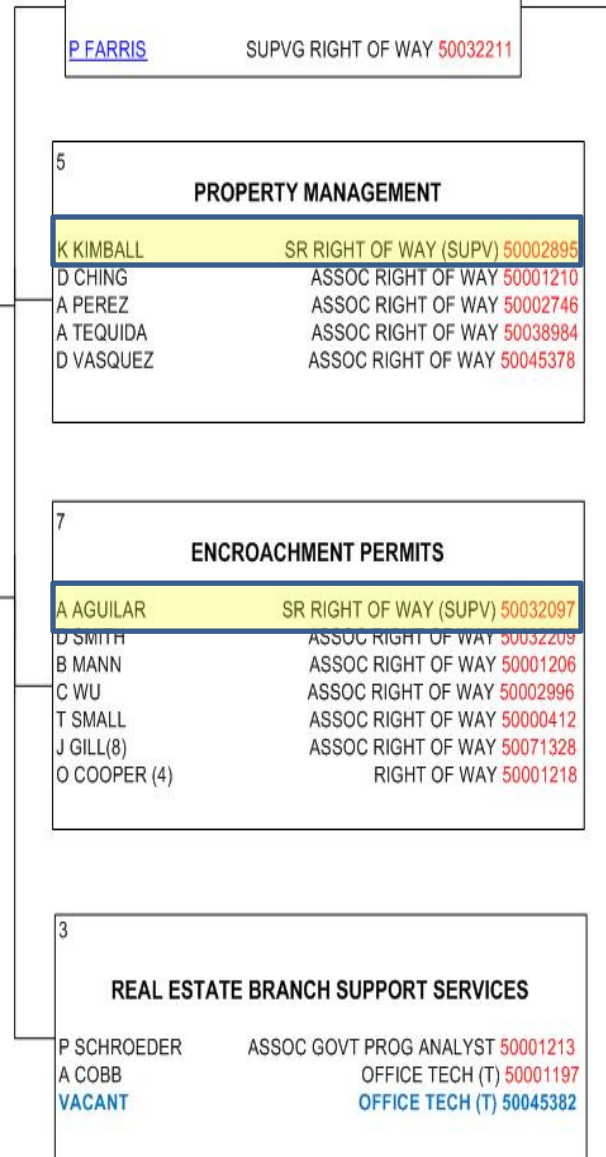
Manage Property



31

OFFICE OF THE CHIEF

1 3240
REAL ESTATE BRANCH
P FARRIS SUPVG RIGHT OF WAY 50032211



6
STATE WATER PROJECT AQUISITIONS
 L PAULUS SR RIGHT OF WAY (SUPV) 50002964
 P CARLSON ASSOC RIGHT OF WAY 50032304
 A LOPEZ ASSOC RIGHT OF WAY 50001209
 G SHUMWAY ASSOC RIGHT OF WAY 50045382
 D GRIJALVA ASSOC RIGHT OF WAY 50002062
 P GOOD RIGHT OF WAY AGENT 50032098

1
APPRAISALS
 M BURIC SR RIGHT OF WAY (SPEC) 50001255
 C ANDERSON(9) SR LAND AGENT (SPEC) 50023380

5
PROPERTY MANAGEMENT
K KIMBALL SR RIGHT OF WAY (SUPV) 50002895
 D CHING ASSOC RIGHT OF WAY 50001210
 A PEREZ ASSOC RIGHT OF WAY 50002746
 A TEQUIDA ASSOC RIGHT OF WAY 50038984
 D VASQUEZ ASSOC RIGHT OF WAY 50045378

7
ENCROACHMENT PERMITS
A AGUILAR SR RIGHT OF WAY (SUPV) 50032097
 D SMITH ASSOC RIGHT OF WAY 50032209
 B MANN ASSOC RIGHT OF WAY 50001206
 C WU ASSOC RIGHT OF WAY 50002996
 T SMALL ASSOC RIGHT OF WAY 50000412
 J GILL(8) ASSOC RIGHT OF WAY 50071328
 O COOPER (4) RIGHT OF WAY 50001218

3
REAL ESTATE BRANCH SUPPORT SERVICES
 P SCHROEDER ASSOC GOVT PROG ANALYST 50001213
 A COBB OFFICE TECH (T) 50001197
VACANT OFFICE TECH (T) 50045382

6
CENTRAL VALLEY FLOOD PROTECTION BOARD AQUISITIONS
 M DeGROOT SR RIGHT OF WAY (SUPV) 50032353
 S TUMBER ASSOC RIGHT OF WAY 50001524
 L WALKER ASSOC RIGHT OF WAY 50001889
 G GARNER ASSOC RIGHT OF WAY 50002889
 T O'NEIL ASSOC RIGHT OF WAY 50045379
 O GARCIA ASSOC RIGHT OF WAY 50045377

1
CENTRAL VALLEY FLOOD PROTECTION BOARD SPECIALIST
 W DOTE SR RIGHT OF WAY (SPEC) 50026990

1
SHERMAN AND TWITCHELL ISLANDS
 J MERCADO SR RIGHT OF WAY (SPEC) 50001200

DWR Real Property Authorities

1. California Water Code § 11575 et. Seq.

➤ Authority to buy, manage, and dispose of real property

2. Delegation Order 61

➤ Deputy to DOE Chief

3. Department of General Services Exemption Notice Nos.: 34.6 and 2.14

Memorandum of Agreement (MOA)

Paragraph 11

What services REB does for Board:

1. Acquisition of Flood Control Projects in conjunction with DWR's Division of Flood Management (DFM)
 - Board approved projects
 - DFM funded
2. Property Management Responsibilities
 - DOE-REB managed
 - Board funded

Property Management Responsibilities

1. Leasing responsibilities
2. Conveyances resulting from Board approved Permits
3. Property stewardship responsibilities/reportings
4. Public inquiries/requests
5. EIP future acreage
6. Board Permit reviews

Property Management Responsibilities

1. **Leasing Responsibilities:** assuring maximum income, maintenance of property, adhering to DGS regulations, and minimizing Board liability
 - Monitoring and enforcing lease terms including collecting and processing rent payments, keeping certificates of insurance up to date, and assuring lease use compliance
 - Public bidding or renewal of expired, terminated, or new leases
 - Site inspections
 - Land use changes, disposal of excess property
 - Types of Board Leases: Traditional (9), Fish and Wildlife leases (25 leases, 6,187 acres), Oil and Gas (12)

Traditional Leases

Lessee	Use	Acreage	Yearly Rent	Expiration Date
Asta Construction Company	sand removal	400	\$40,000	Expired 3/31/2009
Manuel Basterrechea	grazing	760	\$4,560	Expired 10/31/2013
Lower San Joaquin Levee District	grazing	3000	50% subleases	Expired 4/30/2013
Ross Madden	agriculture	9.6	\$722	Expired 4/30/2012
McCuen Properties	parking	1.25	\$26,136	Expires 2/28/2019
River Gardens	agriculture	4	\$300	Expired 4/30/2012
Schriener Farms	agriculture	143.5	\$48,073	Expires 12/31/2014
David Nall (Denco)	agriculture	6	\$450	Expired 4/30/2012
Raj Sharma	agriculture	132.8	\$1,000	Expired 10/31/2012
TOTAL		4,457	\$121,241 + subleases	

Property Management Responsibilities

(Continued)

2. Conveyances resulting from Board approved Permits

- Special Conditions requiring Permittee to provide to SSJDD a permanent flood control property right where Board does not currently possess a flood control easement. Permit language refers Permittee to work with REB to facilitate the conveyance.
- Special Conditions requiring Permittee to secure a real property right from REB when work is on property owned in fee by the Board.
- Examples include: Natomas Central Mutual Water Company, River Islands and Mossdale Marina (Califia LLC), Atlas Tract levee relocation

3. Property stewardship responsibilities/reporting

- Required regulatory reporting including State Water Resources Control Board, Sutter Mutual Water Company, Federal Energy Regulatory Commission
- Property Assessments including Levee Maintenance fees (Reclamation Districts, SAFCA) Board of Equalization fees, San Joaquin County & Delta Water Quality Coalition dues, North Delta Water Agency fees, and San Joaquin County Mosquito & Vector Control District fees

4. Public inquiries/requests

- REB facilitates public requests including Board property right inquiries, Public Records Act Requests, lawsuits requiring Board property right research, and public requested conveyances and access on Board property.

5. EIP future acreage

- 3,000+ acres to be conveyed to the Board

~~6. Board Permit reviews~~

- Board removed REB from Permit review process due to lack of funding in 2012

Board - REB PM Budget

FISCAL YEAR	COGNOS AUTHORIZATION	EXPENDITURES
11/12	\$ 40K	\$117,007 (1,454 hrs)
12/13	\$ 70K	\$34,649 (376 hrs)
13/14	\$ 100K	\$37,147 (455 hrs)
14/15	\$ 200K	—

REB / Board Staff Proposal

Board's commitment to provide funding for a dedicated REB Senior

- REB Senior Agent, Supervising Agent, and Branch Chief develop a detailed and comprehensive Policy, Procedure, and Process Work Plan to address deferred, current, and future CVFPB Property Management business needs.
- REB Senior provides quarterly updates to Board
- Open IO #s and provide real funding for all REB required and necessary responsibilities under MOA (authorized = actuals)
- REB Senior reports to and located within REB, solely working on Board authorized PM
- Board Staff to continue to provide technical expertise, and authorizations to REB Senior
- Position, direct authority, and chain of command remains under DOE/REB