

**STAFF REPORT
C49**

A 14
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10/18/18
PRC 5393.1
J. Holt

REVISION OF RENT

LESSEE:

Jack L. Shrader and Elise Shrader, Trustees U.D.T. dated 12/9/99, Trustees of the Shrader Living Trust

AREA, LAND TYPE, AND LOCATION:

0.88 acre, more or less, of sovereign land in Goodyear Slough, near Benicia, Solano County.

AUTHORIZED USE:

Continued use and maintenance of an existing commercial marina known as Pierce Harbor Marina with a boat launch and 50 open berths (9 feet by 20 feet) with gangways; initial dredging up to 1,000 cubic yards to restore boat berth areas with disposal on the adjacent upland to improve marina parking lot; and subsequent maintenance dredging of approximately 100 cubic yards annually.

LEASE TERM:

20 years, beginning December 10, 2005.

CONSIDERATION:

This lease provides that the Commission may modify the rent periodically during the lease term. Pursuant to this provision, staff reviewed the rent under this lease and recommends that rent be revised from \$2,700 per year to \$6,325 per year, effective December 10, 2018.

OTHER PERTINENT INFORMATION:

1. On December 8, 2005, the Commission authorized a General Lease – Commercial Use to Jack L. Shrader and Elise Shrader, Trustees U.D.T. dated 12/9/99, Trustees of the Shrader Living Trust, for a term of 20 years beginning December 10, 2005 ([Item C59, December 8, 2005](#)). That lease will expire on December 9, 2025.
2. This action is consistent with Strategy 2.2 of the Commission's Strategic Plan to ensure timely receipt of revenues and royalties from the use and development of State lands and minerals.

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3. Approving the revision of rent is not a project as defined by the California Environmental Quality Act because it is an administrative action that will not result in direct or indirect physical changes in the environment.

Authority: Public Resources Code section 21065 and California Code of Regulations, title 14, section 15378, subdivision (b)(5).

EXHIBIT:

- A. Site and Location Map

RECOMMENDED ACTION:

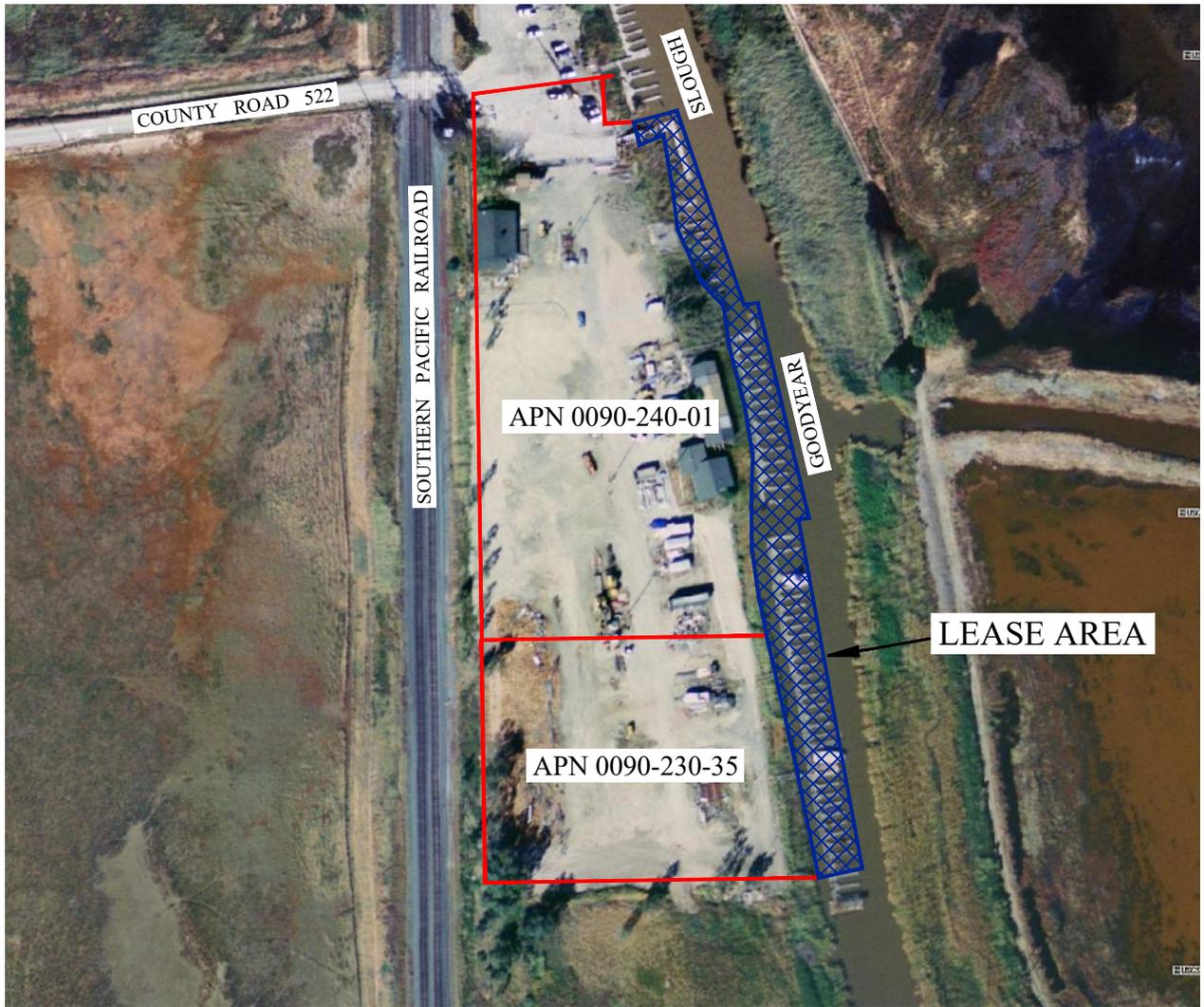
It is recommended that the Commission:

AUTHORIZATION:

Approve the revision of rent for Lease No. PRC 5393.1 from \$2,700 per year to \$6,325 per year, effective December 10, 2018.

NO SCALE

SITE



PIERCE HARBOR MARINA

NO SCALE

LOCATION



Exhibit A

PRC 5393.1
 SHRADER
 APN: 0090-240-01, 230-35
 GENERAL LEASE -
 COMMERCIAL USE
 GOODYEAR SLOUGH
 SOLANO COUNTY



This Exhibit is solely for purposes of generally defining the lease premises, is based on unverified information provided by the Lessee or other parties and is not intended to be, nor shall it be construed as, a waiver or limitation of any State interest in the subject or any other property.

MAP SOURCE: USGS QUAD