

STAFF REPORT

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06/28/19
PRC 5498.1
J. Holt

REVISION OF RENT

LESSEE:

Gene H. Colver and Kathy C. Colver DBA Deckhands

AREA, LAND TYPE, AND LOCATION:

Sovereign land in the Sacramento River, adjacent to 14090 Highway 160, near Walnut Grove, Sacramento.

AUTHORIZED USE:

Continued use and maintenance of an existing commercial marina, known as Deckhands, consisting of an existing uncovered floating accommodation dock, fixed walkway, and pilings.

LEASE TERM:

20 years, beginning June 1, 2006.

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 \$1,460 per year to \$3,119 per year, effective June 1, 2019.

OTHER PERTINENT INFORMATION:

1. On June 26, 2006, the Commission authorized a General Lease – Commercial Use to Gene H. Colver and Kathy C. Colver DBA Deckhands, for a term of 20 years beginning June 1, 2006 ([Item C62, June 26, 2006](#)). That lease will expire on May 31, 2026.
2. On February 22, 2013, the Commission approved a revision of rent as directed by lease terms and conditions. This action modified the rent from \$1,275 per year to \$1,460 per year ([Item C20, February 22, 2013](#)).
3. Approval or denial of the revision of rent is a discretionary action by the Commission. Each time the Commission approves or rejects a revision of rent, it exercises legislatively delegated authority and responsibility as trustee of the State's Public Trust lands as authorized by law. Upon

STAFF REPORT NO. 29 (CONT'D)

expiration or prior termination of the lease, the lessee also has no right to a new lease or to renewal of any previous lease.

4. 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.
5. 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:

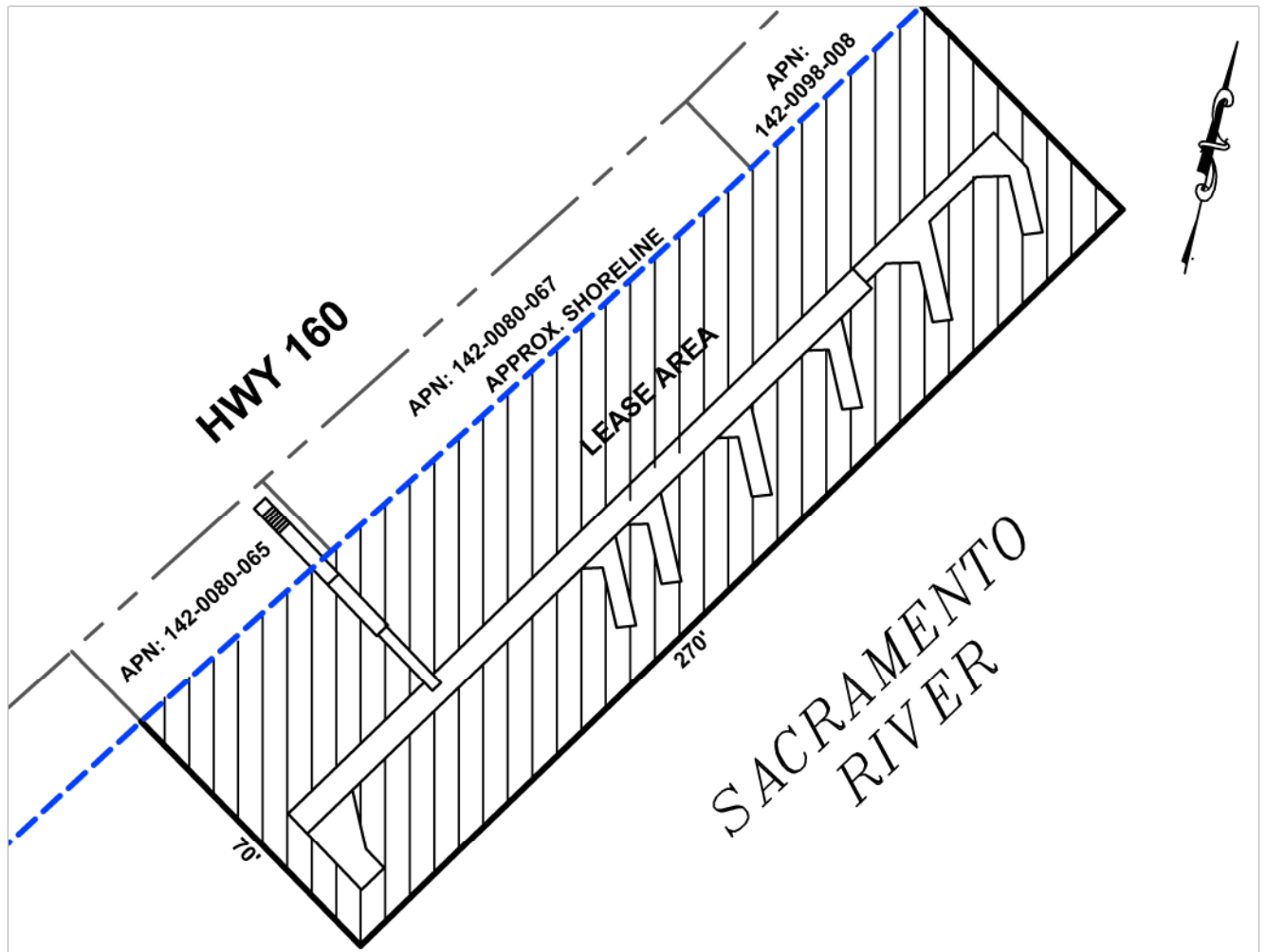
It is recommended that the Commission:

AUTHORIZATION:

Approve the revision of rent for Lease No. PRC 5498.1 from \$1,460 per year to \$3,119 per year, effective June 1, 2019.

NO SCALE

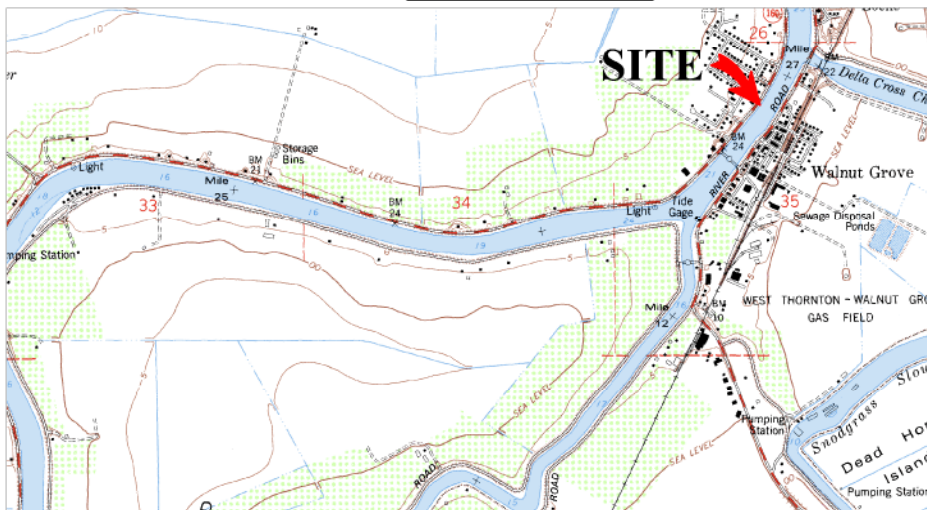
SITE



14090 HWY 160, WALNUT GROVE

NO SCALE

LOCATION



MAP SOURCE: USGS QUAD

Exhibit A

PRC 5498.1

APN:142-0080-065,-067
& 142-0098-008

COLVER

GENERAL LEASE -
COMMERCIAL USE
SACRAMENTO 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.