

**CALENDAR ITEM
C40**

A 27
S 15

01/26/12
PRC 7958.1
D. Simpkin

REVISION OF RENT

LESSEE:

Pebble Beach Company
P.O. Box 1767
Pebble Beach, CA 93953

AREA, LAND TYPE, AND LOCATION:

Sovereign land in the Pacific Ocean, adjacent to the Pebble Beach Golf Course, Pebble Beach, Monterey County

AUTHORIZED USE:

The continued use and maintenance of two seawalls used for bluff protection as shown in Exhibit A.

LEASE TERM:

10 years, beginning April 1, 2007.

CONSIDERATION:

This lease provides that Lessor may modify the rent periodically during the lease term. Pursuant to this provision, staff has conducted a review of the rent under this lease, and recommends rent be revised from \$2,752 per year to \$5,230 per year, effective April 1, 2012.

OTHER PERTINENT INFORMATION:

1. On March 25, 2008, the Commission authorized a General Lease – Protective Structure Use to the Pebble Beach Company, for a term of 10 years beginning April 1, 2007. The lease will expire on March 31, 2017.
2. Pursuant to the Commission’s delegation of authority and the State CEQA Guidelines (Cal. Code Regs., tit. 14, § 15060, subd. (c)(3)), the staff has determined that this activity is not subject to the provisions of CEQA because it is not a “project” as defined by CEQA and the State CEQA Guidelines.

CALENDAR ITEM NO. C40 (CONT'D)

Authority: Public Resources Code section 21065 and California Code of Regulations, Title 14, sections 15060, subdivision (c)(3), and 15378.

EXHIBIT:

- A. Site and Location Map

RECOMMENDED ACTION:

It is recommended that the Commission:

CEQA FINDING:

Find that the activity is not subject to the requirements of CEQA pursuant to California Code of Regulations, Title 14, section 15060, subdivision (c)(3), because the activity is not a project as defined by Public Resources Code section 21065 and California Code of Regulations, Title 14, section 15378.

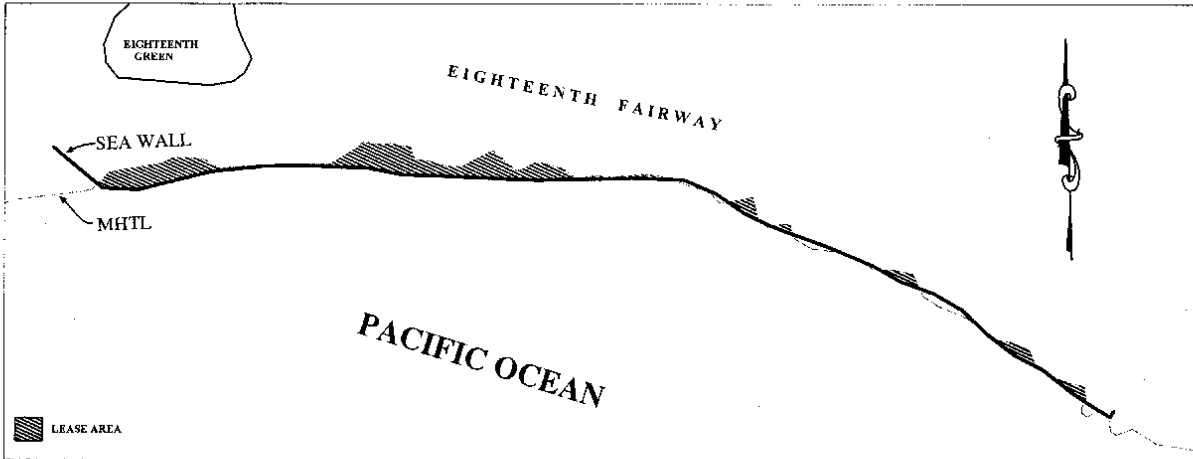
AUTHORIZATION:

Approve the revision of rent for Lease No. PRC 7958.1 from \$2,752 per year, to \$5,230 per year, effective April 1, 2012.

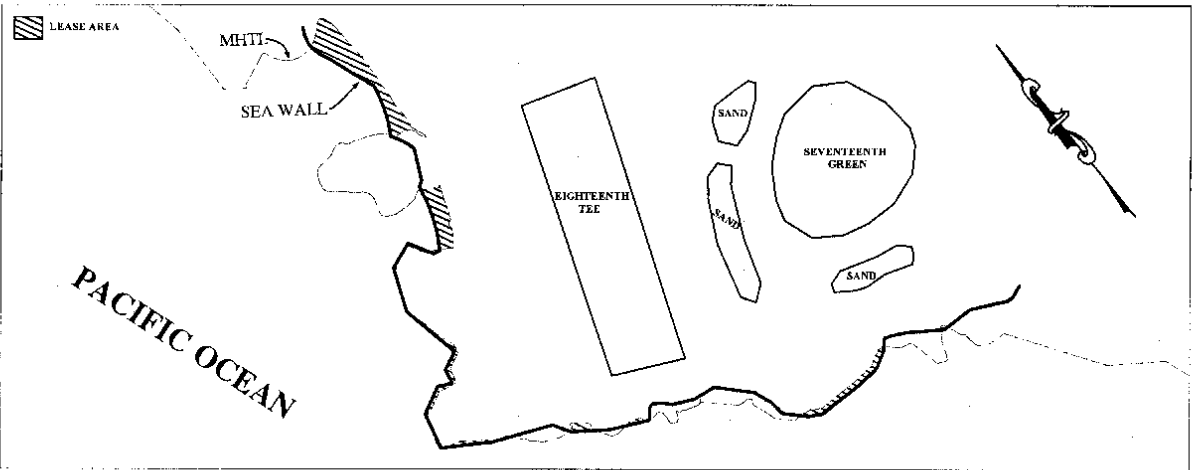
NO SCALE

SITE

EIGHTEENTH GREEN, PEBBLE BEACH GOLF COURSE



EIGHTEENTH TEE, PEBBLE BEACH GOLF COURSE,
CARMEL BAY, MONTEREY COUNTY



NO SCALE

LOCATION



MAP SOURCE: USGS QUAD

Exhibit A

WP 7958.1
PEBBLE BEACH CO.
GENERAL LEASE -
PROTECTIVE STRUCTURE USE
MONTEREY COUNTY



MJF 11/21/2011

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.