

**CALENDAR ITEM
C08**

A 8, 15
S 5, 14

12/05/12
PRC 3885.1
V. Caldwell

CONTINUATION OF RENT

LESSEES:

Bradford D. Pappalardo and Katherine L. Pappalardo

AREA, LAND TYPE, AND LOCATION:

0.350 acre, more or less, of sovereign land in Steamboat Slough, adjacent to 12530 Grand Island Road, near Walnut Grove, Sacramento County.

AUTHORIZED USE:

Continued use and maintenance of an existing uncovered accommodation dock, gangway, dolphins, pilings, and debris diverter for a private boat club known as Steamboat Resort Club.

LEASE TERM:

20 years, beginning February 3, 2006.

CONSIDERATION:

This lease provides that Lessor may modify the rent periodically during the lease term. Pursuant to this provision, staff conducted a review of the rent under this lease, and recommends that rent be continued at \$1,400 per year, effective February 3, 2013.

OTHER PERTINENT INFORMATION:

1. On February 9, 2006, the Commission authorized a General Lease – Commercial Use to Bradford D. Pappalardo and Katherine L. Pappalardo. The lease will expire February 2, 2026. Staff conducted the rent review called for in the lease and as a result, staff is recommending that the rent be continued.

2. The staff recommends that the Commission find that the subject continuation of rent does not have a potential for resulting in either a direct or a reasonably foreseeable indirect physical change in the environment, and is, therefore, not a project in accordance with the California Environmental Quality Act (CEQA).

CALENDAR ITEM NO. **C08** (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:

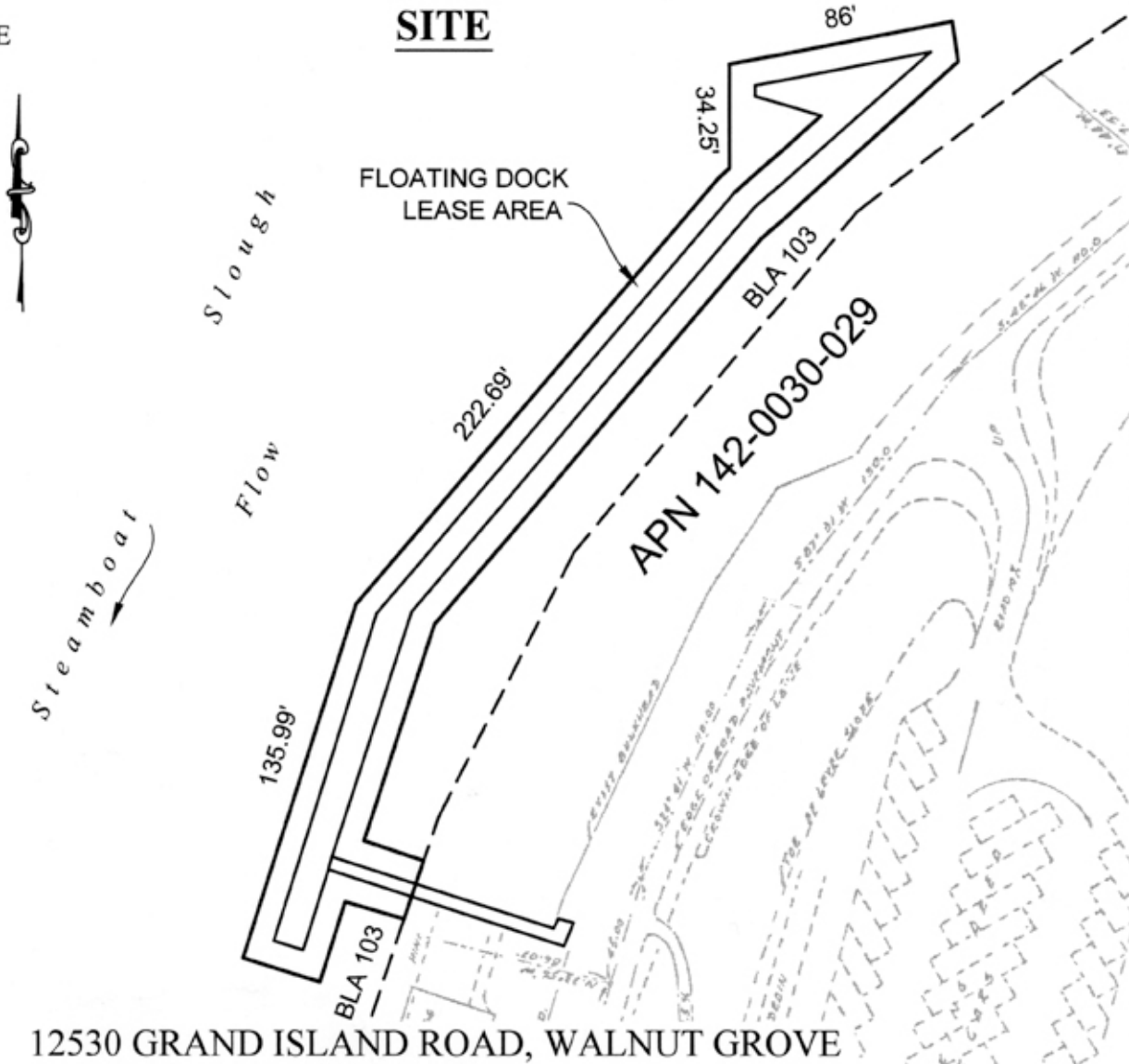
Find that the subject continuation of rent is not subject to the requirements of CEQA pursuant to California Code of Regulations, Title 14, section 15060, subdivision (c)(3), because the subject activity is not a project as defined by Public Resources Code section 21065 and California Code of Regulations,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

AUTHORIZATION:

Approve the continuation of rent for Lease No. PRC 3885.1 at \$1,400 per year, effective February 3, 2013.

NO SCALE

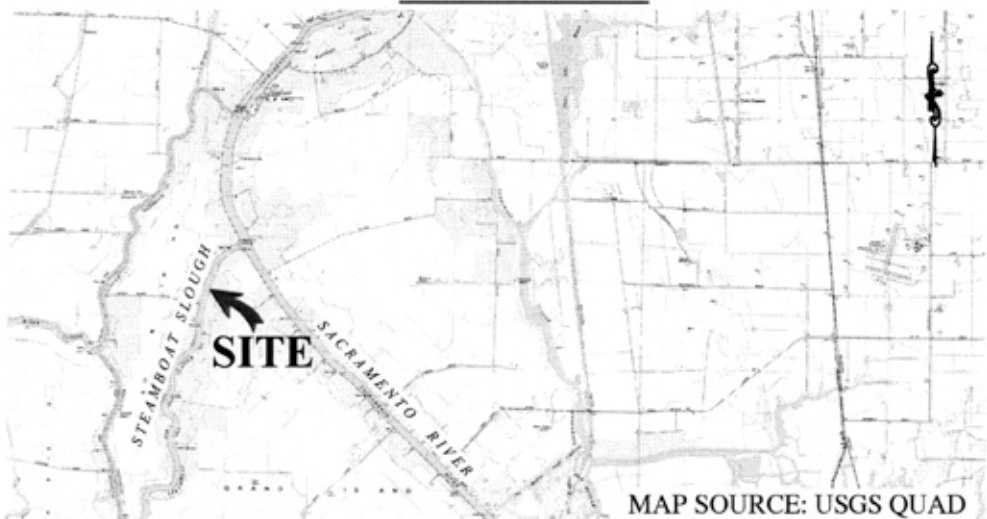
SITE



12530 GRAND ISLAND ROAD, WALNUT GROVE

NO SCALE

LOCATION



MAP SOURCE: USGS QUAD

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

Exhibit A
STEAMBOAT RESORT CLUB
 PRC 3885.1
 APN 142-0030-029
 GENERAL LEASE -
 COMMERCIAL USE
 GRAND ISLAND
 SACRAMENTO COUNTY



MJ 10/25/12