

**CALENDAR ITEM
C55**

A 72
S 34

02/21/14
PRC 4095.1
D. Oetzel

REVISION OF RENT

LESSEE:

Kenneth Arthur Lester and Lana Christine Lester, Trustees of the Lester Family Trust, dated April 18, 1991
16821 Bolero Lane
Huntington Beach, CA 92649

AREA, LAND TYPE, AND LOCATION:

Sovereign lands in Huntington Harbour, adjacent to 16821 Bolero Lane, city of Huntington Beach, Orange County.

AUTHORIZED USE:

Continued use and maintenance of an existing boat dock and access ramp, and the retention of an existing cantilevered deck extending no more than five feet waterward of the bulkhead.

LEASE TERM:

10 years, beginning March 23, 2009.

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 that the minimum rent be revised from \$894 per year to \$1,073 per year, effective March 23, 2014.

OTHER PERTINENT INFORMATION

1. On February 1, 2010, the Commission authorized a ten-year General Lease – Recreational Use with Kenneth Arthur Lester and Lana Christine Lester, Trustees of the Lester Family Trust, dated April 18, 1991, for the continued use and maintenance of an existing boat dock and access ramp, and the retention of an existing cantilevered deck; the lease commenced March 23, 2009.

CALENDAR ITEM NO. **C55** (CONT'D)

2. The staff recommends that the Commission find that the subject revision 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).

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:

CEQA FINDING:

Find that the subject revision 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 revision of rent for Lease No. PRC 4095.1 from \$894 per year to \$1,073 per year, effective March 23, 2014.

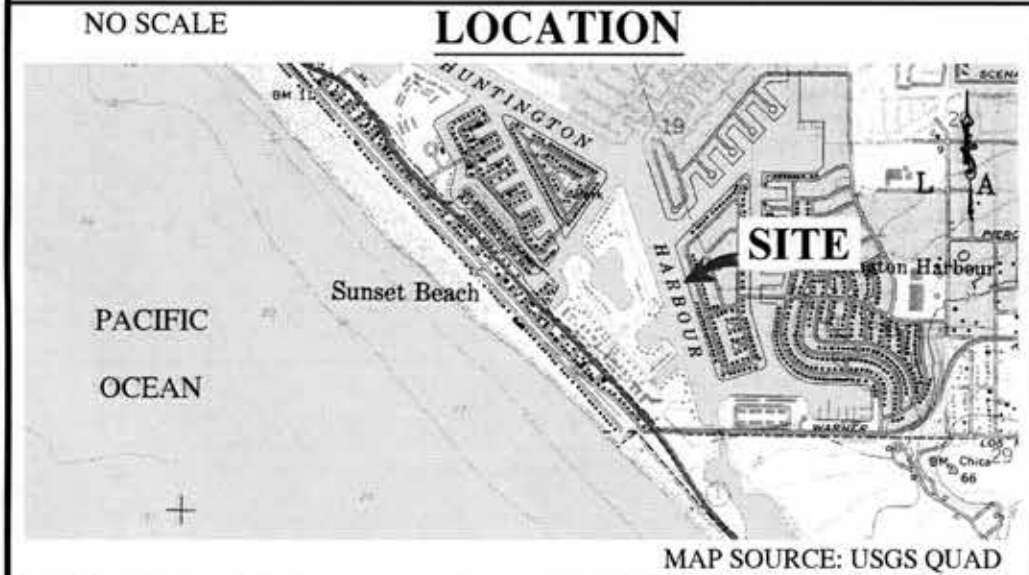
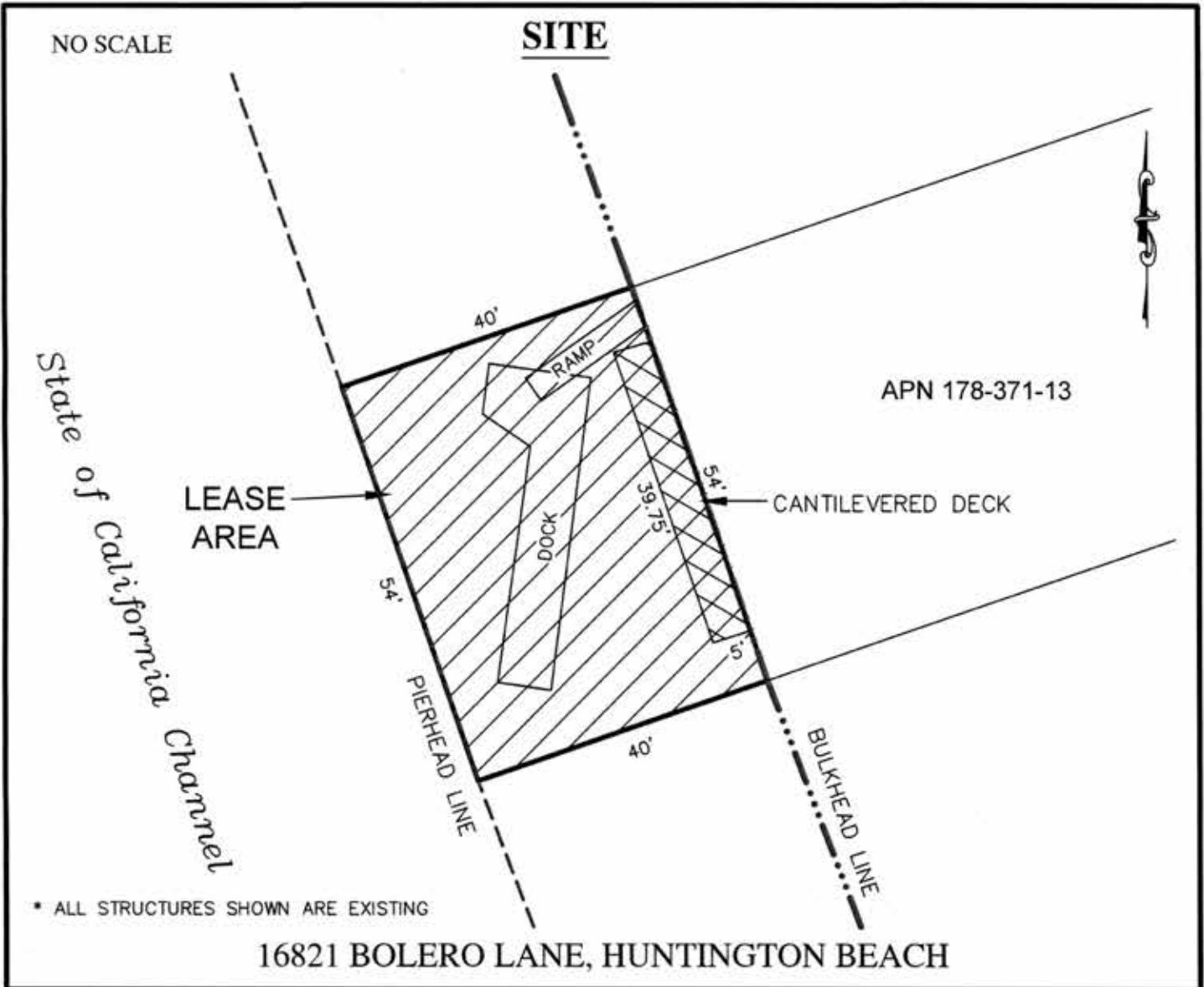


Exhibit A
 PRC 4095.1
 LESTER
 APN 178-371-13
 GENERAL LEASE -
 RECREATIONAL USE
 ORANGE COUNTY



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.