

**STAFF REPORT  
C42**

A 11  
S 5

06/21/18  
PRC 6702.1  
D. Tutov

**REVISION OF RENT**

**LESSEE:**

Middle River Ski Club

**AREA, LAND TYPE, AND LOCATION:**

Sovereign land in the San Joaquin River, adjacent to Assessor's Parcel Number 129-170-06, near Stockton, San Joaquin County.

**AUTHORIZED USE:**

Continued use and maintenance of an existing boat dock, sunshade structures, two pilings, and a slalom course with 22 marker buoys and anchors as shown on Exhibit A.

**LEASE TERM:**

10 years, beginning July 1, 2013.

**CONSIDERATION:**

This lease provides that the Commission 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 revised from \$881 per year to \$980 per year, effective July 1, 2018.

**OTHER PERTINENT INFORMATION:**

1. On September 20, 2013, the Commission authorized issuance of a General Lease - Recreational Use to Middle River Ski Club for the use and maintenance of an existing boat dock, sunshade structures, two pilings, and a slalom course with 22 marker buoys and anchors ([Item C69, September 20, 2013](#)). That lease will expire June 30, 2023.
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.
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.

STAFF REPORT NO. **C42** (CONT'D)

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 6702.1 from \$881 per year to \$980 per year effective July 1, 2018.

**EXHIBIT A**

**PRC 6702.1**

**LAND DESCRIPTION**

Two parcels of tide and submerged land situate in the bed of the Middle River lying adjacent to Swamp and Overflow Survey 635, patented November 4, 1878 and Swamp and Overflow Survey 1132, patented March 26, 1873, County of San Joaquin, State of California, more particularly described as follows:

**PARCEL 1**

All those lands underlying an existing floating boat dock, two sun shade structures and two pilings lying adjacent to those parcels as described in that Grant Deed recorded January 29, 2008, in Document 2008-015061 in Official Records of said County.

TOGETHER WITH a 10 foot impact area.

EXCEPTING THEREFROM any portion lying landward of the Ordinary High Water Mark of the right bank of the Middle River.

**PARCEL 2**

All those lands underlying an existing 855' x 76', 22 buoy slalom course and anchors lying adjacent to said parcel.

Accompanying plat is hereby made part of this description.

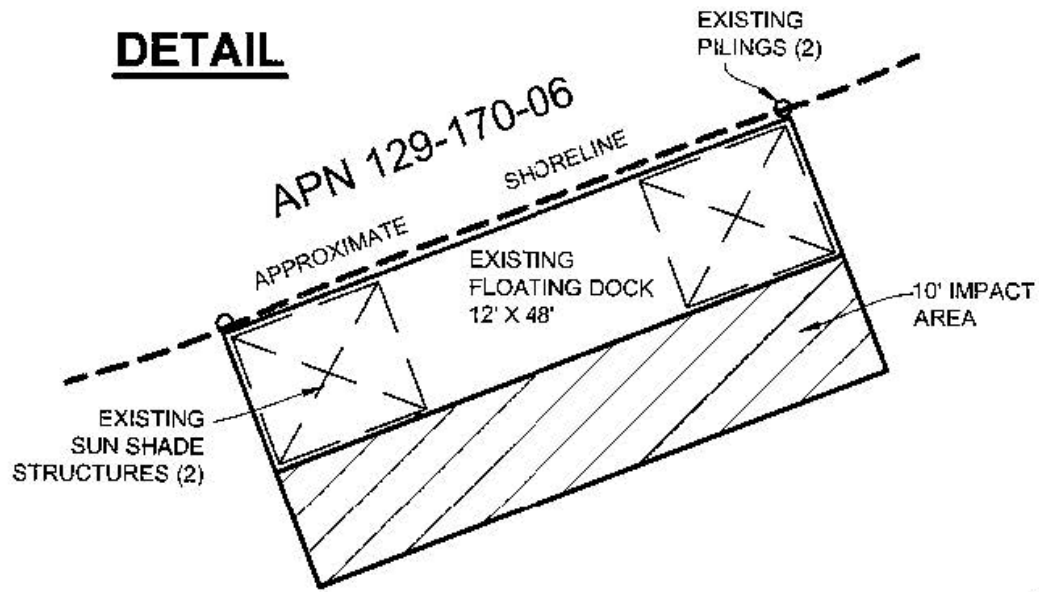
**END OF DESCRIPTION**

Prepared July 29, 2013 by the California State Lands Commission Boundary Unit.

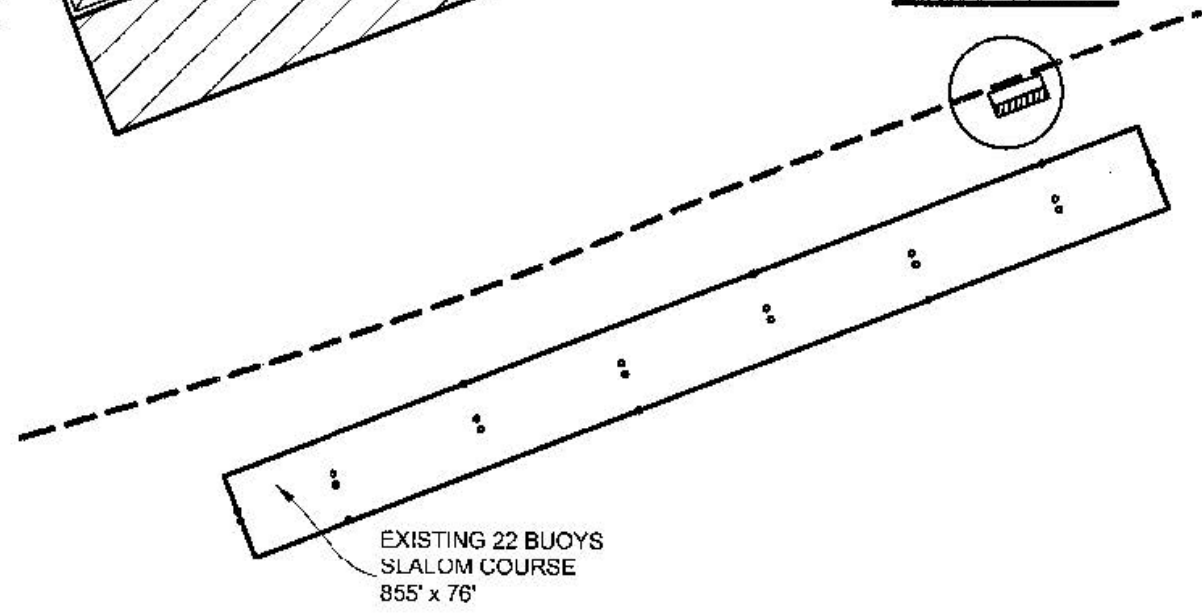




**DETAIL**



**SEE DETAIL**



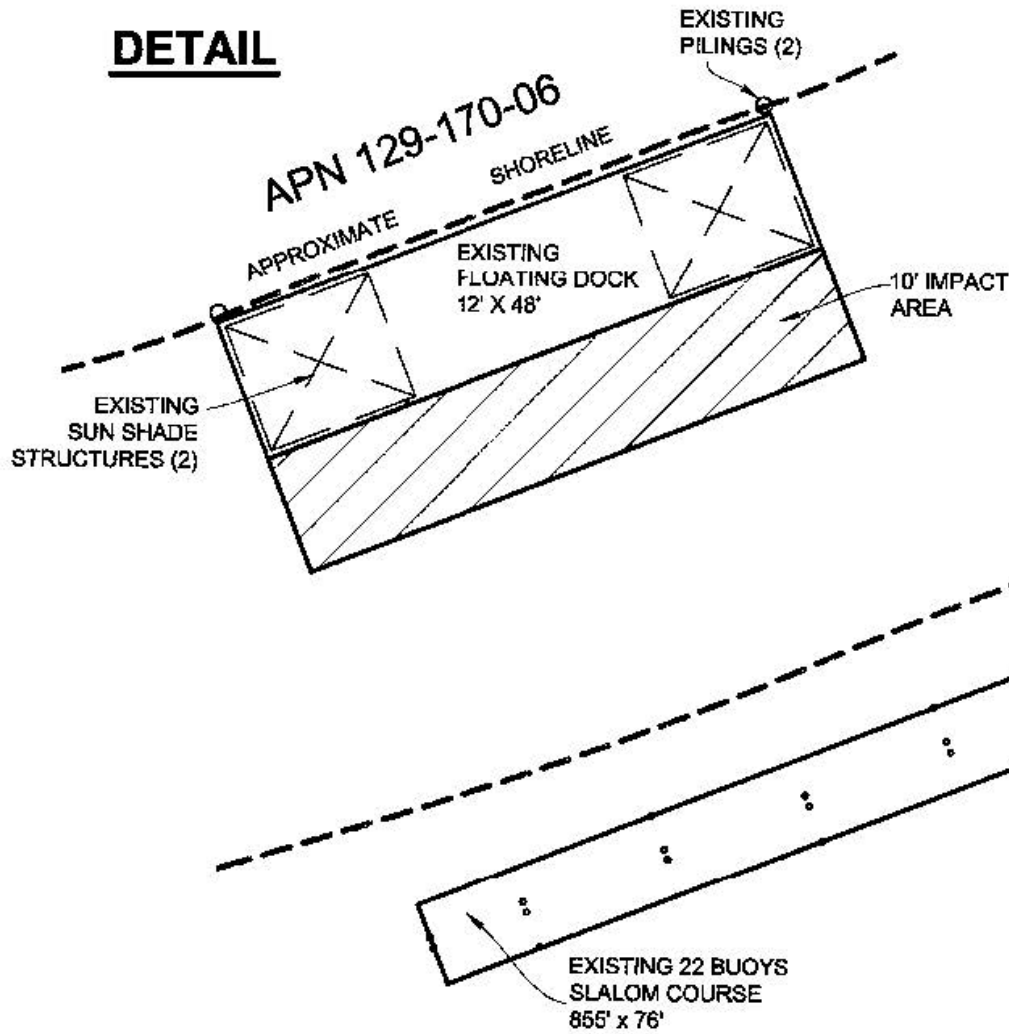
← flow  
Middle River

**EXHIBIT A**



**DETAIL**

**SITE**  
NO SCALE



17503 W. LOWER JONES ROAD, MIDDLE RIVER

NO SCALE

**LOCATION**



MAP SOURCE: USGS QUAD

**Exhibit B**

PRC 6702.1  
MIDDLE RIVER SKI CLUB  
APN 129-170-06  
GENERAL LEASE -  
RECREATIONAL USE  
SAN JOAQUIN COUNTY



MJJ 07/18/2013

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.