

**MINUTE ITEM**  
This Calendar Item No. C34 was approved as  
Minute Item No. 34 by the California State Lands  
Commission by a vote of 2 to 0 at its  
10-20-05 meeting.

**CALENDAR ITEM  
C34**

A 11  
S 7

10/20/05  
PRC 4117.1  
N. Smith

**REVISION OF RENT**

**LESSEE:**

Chevron Products  
PO Box 1272  
Richmond, California 94802-0272

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

249.03 acres, more or less, of sovereign lands in San Pablo Bay, near City of Richmond, Contra Costa County.

**AUTHORIZED USE:**

The groundwater protection system was installed, pursuant to San Francisco Regional Water Quality Control Board approval, to protect the waters of San Pablo Bay from potentially contaminated groundwater. This system includes three major features: a subsurface hydraulic barrier wall between much of shoreline, a system of groundwater extraction wells internal to the barrier wall and a low-permeability "floor" level layer of Bay mud.

**LEASE TERM:**

49 years, beginning December 19, 1968

**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 rent be revised from \$33,350 per year to \$40,400 per year, effective December 19, 2005.

The recommended rent is based on adjustment of the prior rent by application of the Consumer Price Index (CPI). The adjustment does not obligate the Commission to use the CPI to adjust future rents.

**EXHIBIT:**

A. Location Map

CALENDAR ITEM NO. C34 (CONT'D)

**RECOMMENDED ACTION:**

IT IS RECOMMENDED THAT THE COMMISSION:

**CEQA FINDING:**

FIND THAT THE ACTIVITY IS NOT SUBJECT TO THE REQUIREMENTS OF THE CEQA PURSUANT TO TITLE 14, CALIFORNIA CODE OF REGULATIONS, SECTION 15060(c)(3) BECAUSE THE ACTIVITY IS NOT A PROJECT AS DEFINED BY PUBLIC RESOURCES CODE SECTION 21065 AND TITLE 14, CALIFORNIA CODE OF REGULATIONS, SECTION 15378.

**AUTHORIZATION:**

APPROVE THE REVISION OF RENT FOR LEASE NO. PRC 4117.1 FROM \$33,350 PER YEAR TO \$40,400 PER YEAR, EFFECTIVE DECEMBER 19, 2005.

