

**CALENDAR ITEM  
C99**

A 72  
S 34

09/20/13  
PRC 3855.1  
D. Simpkin

**REVISION OF RENT**

**LESSEE:**

Ernest F. Grether, Jr., Trustee of the Grether Residence Trust dated  
May 9, 2003

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

Sovereign land in Huntington Harbour, adjacent to 16795 Bolero Lane, city of  
Huntington Beach, Orange County.

**AUTHORIZED USE:**

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

**LEASE TERM(S):**

10 years, beginning November 30, 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 \$900 to \$1,080 per year,  
effective November 30, 2013.

**OTHER PERTINENT INFORMATION:**

1. On April 6, 2010, the Commission authorized a General Lease –  
Recreational Use to Ernest F. Grether, Jr., Trustee of the Grether Residence  
Trust dated May 9, 2003, for a term of 10 years beginning November 30,  
2007. The lease will expire on November 29, 2017.
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).

CALENDAR ITEM NO. **C99** (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:**

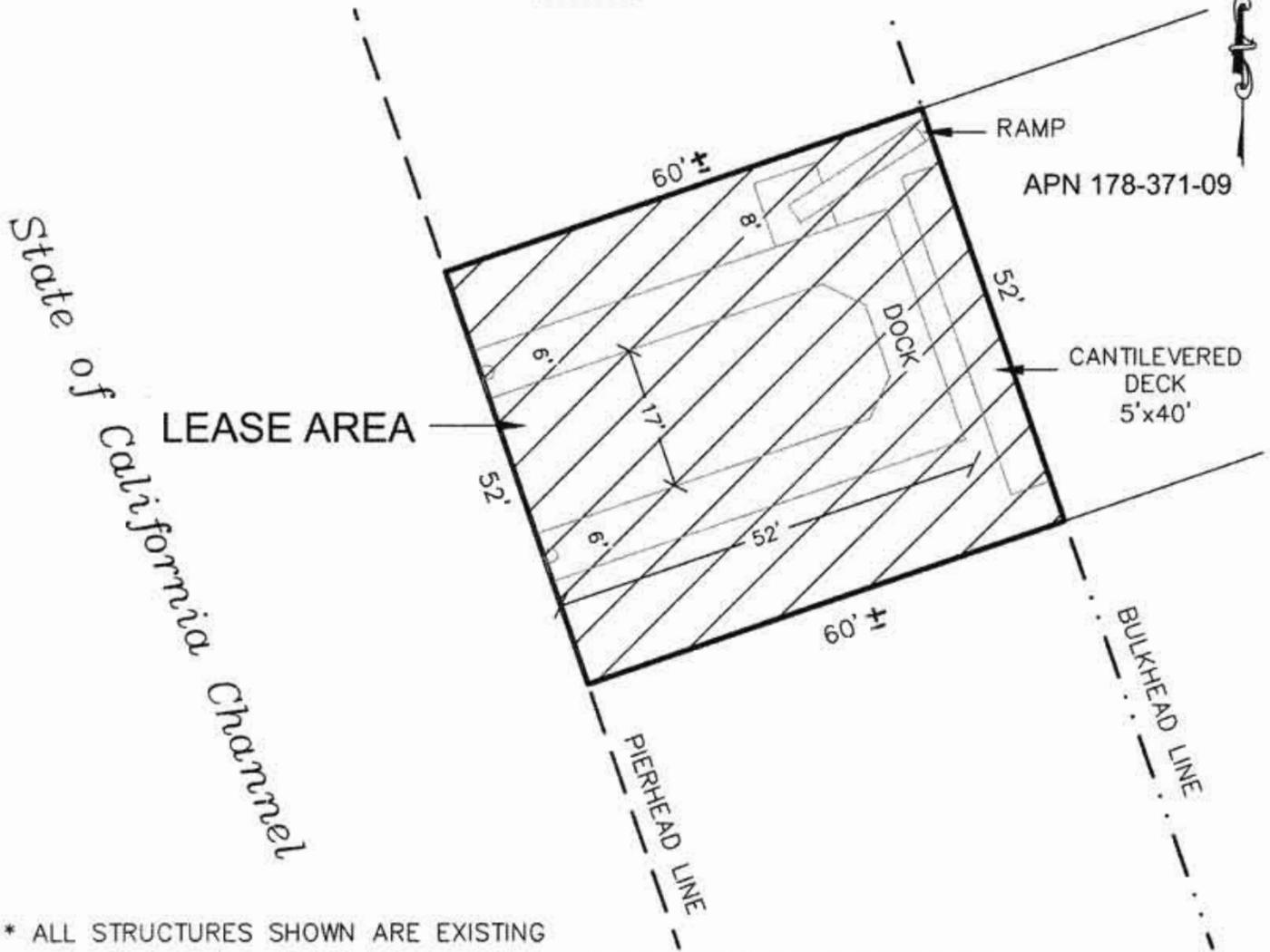
Find that the subject revision of rent is not subject to the requirements of CEQA pursuant to California Code of Regulations, Title 14, section 15060, subdivision (c)(3), because the subject activity is not a project as defined by Public Resources Code section 21065 and California Code of Regulations,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

**AUTHORIZATION:**

Approve the revision of rent for Lease No. PRC 3855.1 from \$900 per year, to \$1,080 per year, effective November 30, 2013.

NO SCALE

### SITE



\* ALL STRUCTURES SHOWN ARE EXISTING

16795 BOLERO LANE, HUNTINGTON BEACH

NO SCALE

### LOCATION



MAP SOURCE: USGS QUAD

### Exhibit A

PRC 3855.1  
 GREYER  
 APN 178-371-09  
 GENERAL LEASE -  
 RECREATIONAL USE  
 ORANGE COUNTY



SITE

DJF 02/10

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.