

**STAFF REPORT
C34**

A 10
S 3

04/19/18
PRC 8452.1
J. Toy

REVISION OF RENT

LESSEE:

Frank Chiu-Ng Tsang and Judy Ming-Ming Sze Tsang as Co-Trustees of The Frank Chiu-Ng Tsang and Judy Ming-Ming Sze Tsang 2003 Trust established May 5, 2003

AREA, LAND TYPE, AND LOCATION:

Sovereign land in the Petaluma River, adjacent to 6300 Lakeville Highway, city of Petaluma, Sonoma County.

AUTHORIZED USE:

Continued use and maintenance of an existing pier, gangway, floating boat dock, and two pilings.

LEASE TERM:

10 years, beginning April 30, 2013.

CONSIDERATION:

This lease provides that the Commission may modify the rent periodically during the lease term. Pursuant to this provision, staff reviewed the rent under this lease and recommends that rent be revised from \$373 per year to \$445 per year, effective April 30, 2018.

OTHER PERTINENT INFORMATION:

1. On April 23, 2014, the Commission authorized a General Lease – Recreational Use to Frank Chiu-Ng Tsang and Judy Ming-Ming Sze Tsang as Co-Trustees of The Frank Chiu-Ng Tsang and Judy Ming-Ming Sze Tsang 2003 Trust established May 5, 2003 for a term of 10 years beginning April 30, 2013 ([Item C24, April 23, 2014](#)). The lease will expire on April 29, 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.

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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.

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:

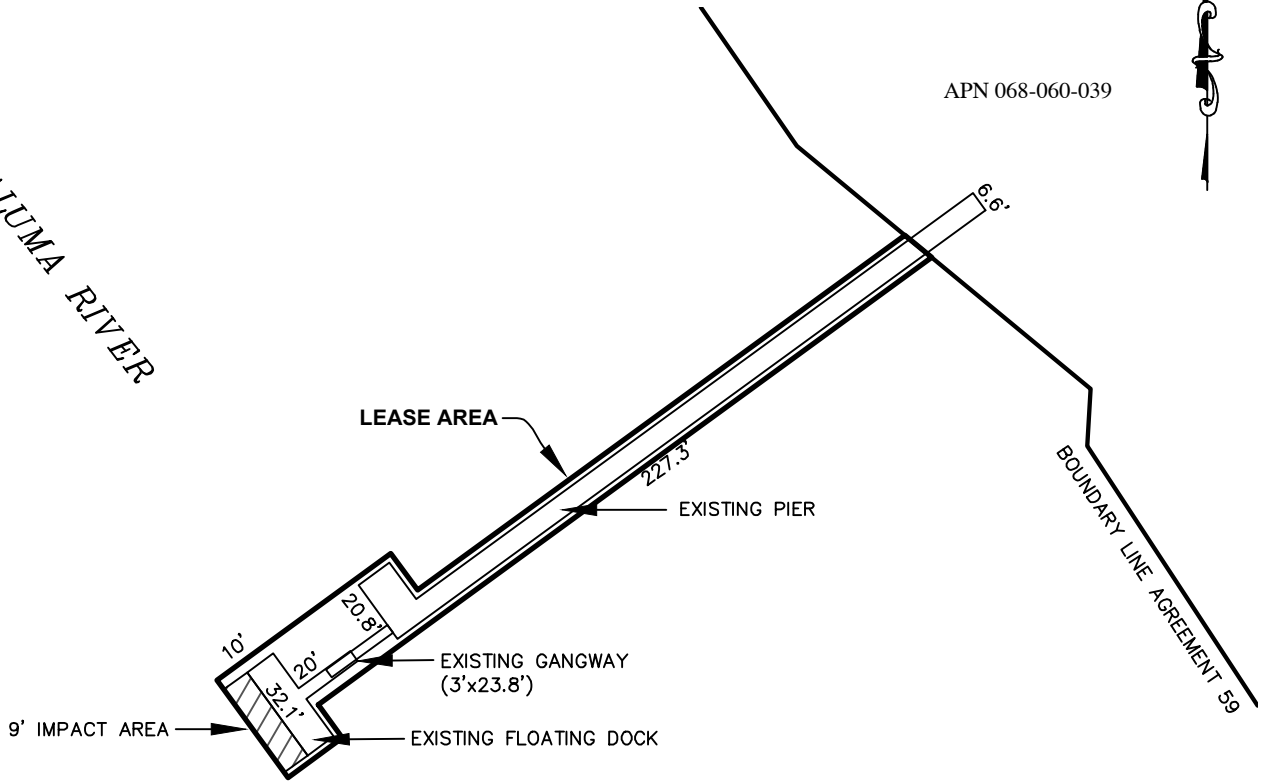
Approve the revision of rent for Lease No. PRC 8452.1 from \$373 per year to \$445 per year, effective April 30, 2018.

NO SCALE

SITE

APN 068-060-039

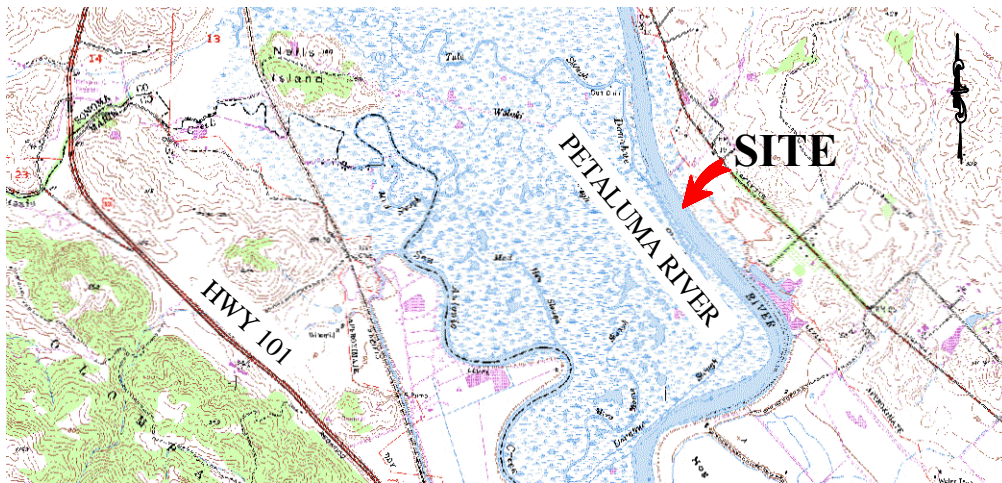
PETALUMA RIVER



6300 LAKEVILLE HWY, PETALUMA

NO SCALE

LOCATION



MAP SOURCE: USGS QUAD

Exhibit A

PRC 8452.1
 TSANG TRUST
 APN 068-060-038 & 039
 GENERAL LEASE -
 RECREATIONAL USE
 SONOMA COUNTY



DJF 03/02/2018

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.