

**CALENDAR ITEM  
C56**

A 29  
S 17

06/21/13  
PRC 8794.1  
R. Collins

**REVISION OF RENT**

**LESSEE:**

Jennifer S. Krach

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

146 square feet, more or less, of sovereign land in the Pacific Ocean, adjacent to 4640 Opal Cliff Drive, near the city of Santa Cruz, Santa Cruz County.

**AUTHORIZED USE:**

The use and maintenance of a two-foot wide cutoff stem wall.

**LEASE TERM:**

10 years, beginning August 22, 2008.

**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 rent be revised from \$266 per year to \$447 per year, effective August 22, 2013.

**OTHER PERTINENT INFORMATION:**

1. On August 22, 2008, the Commission authorized a General Lease – Protective Structure Use to Jennifer S. Krach, for a term of 10 years beginning August 22, 2008. The lease will expire on August 21, 2018.
2. 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.

CALENDAR ITEM NO. **C56** (CONT'D)

**EXHIBIT:**

- A. Site and Location Map

**RECOMMENDED ACTION:**

It is recommended that the Commission:

**CEQA FINDING:**

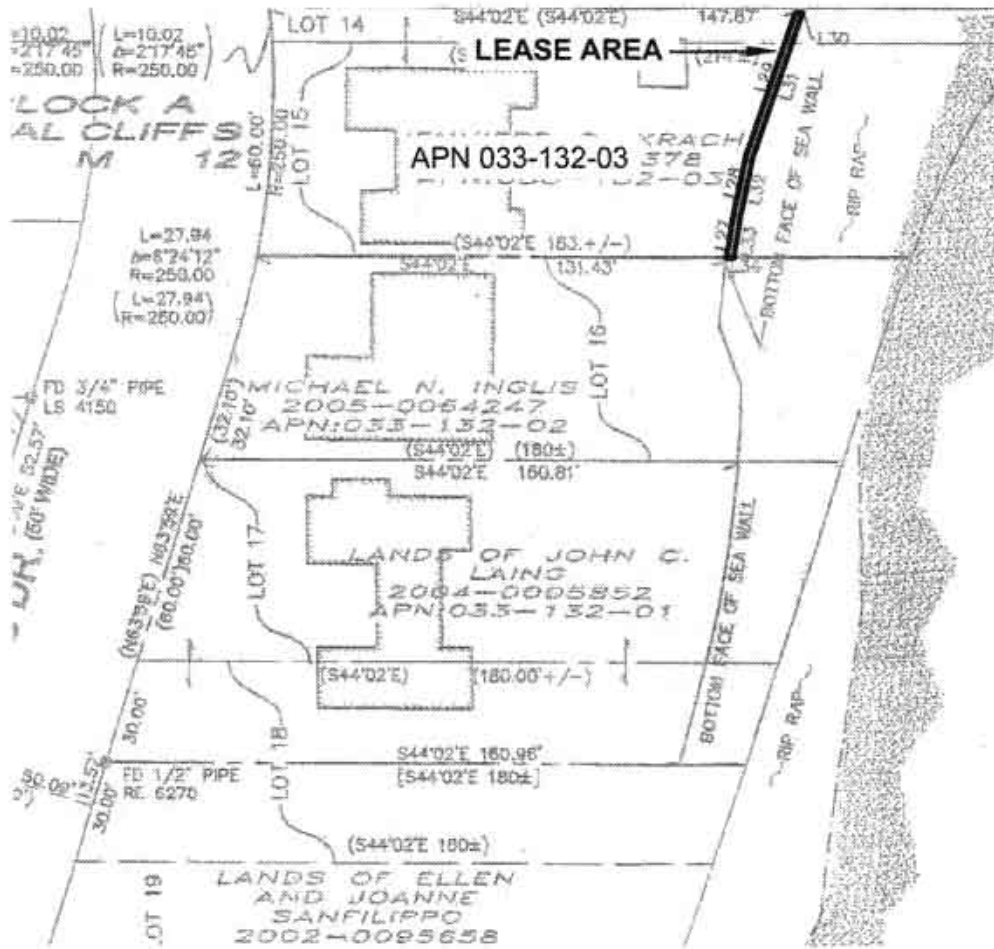
Find that the subject revision of rent is not subject to the requirements of CEQA pursuant to California Code of Regulations, Title 14, section 15060, subdivision (c)(3), because the activity is not a project as defined by Public Resources Code section 21065 and California Code of Regulations, Title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

**AUTHORIZATION:**

Approve the revision of rent for Lease No. PRC 8794.1 from \$266 per year to \$447 per year, effective August 22, 2013.

NO SCALE

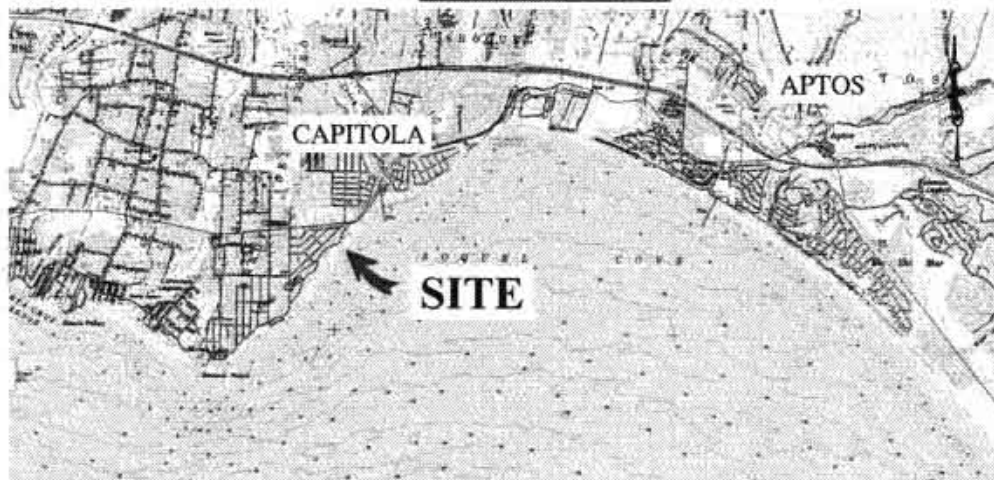
# SITE



4640 OPAL CLIFF DRIVE, SANTA CRUZ

NO SCALE

# LOCATION



MAP SOURCE: USGS QUAD

# Exhibit A

PRC 8794.1  
 KRACH  
 APN 033-132-03  
 GENERAL LEASE -  
 PROTECTIVE  
 STRUCTURE USE  
 SANTA CRUZ COUNTY



SITE

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.

DJF 12/12/12