

From: Foster, Kenneth@SLC
To: [REDACTED]
Subject: Comments on the Proposed Category 2 Huntington Harbour Benchmark rate - Lease 9515, Lawrence Zarrilli Trustee, 3601 Courtside Circle, Huntington Harbour
Date: Friday, June 17, 2022 11:06:52 AM

Hello Mr. Zarrilli,

Thank you for your comments on the proposed Category 2 Huntington Harbour benchmark rental rate increase. Your voice message has been forwarded to the State Lands Commissioners for their review. Should you have any additional comments, they can be submitted in writing directly to the Commission through a link posted on the Commission's website [here](#).

You can also attend the Commission meeting on June 23rd either virtually or in person if you'd like to address the Commission directly. Meeting details are available at the meeting agenda link above.

Once on the home page, please scroll down slightly to the block labeled "Next Commission meeting" where you will find the link to submit written comments, a link to submit a request to speak, a link with information on how to attend the meeting, and a link to the meeting agenda.

In the meantime, I encourage you to review the staff report that discusses in detail the proposed new rental rate and how it is derived, also available on the Commission's website at the meeting agenda link referenced above- the benchmark update is discussed in Agenda Item 39. For additional reference, the appraisal used to develop the updated rental rate is included with the Staff Report as Exhibit B.

The amount you pay to the Commission annually for your cantilevered deck, boat dock, and ramp is not a tax- it is rent for your use and occupation of state property, the same as you would pay to use and occupy an apartment or a commercial building owned by someone else. Property taxes are paid to Counties to allow them to provide essential services like police, fire protection, and road maintenance.

Your lease terms show a current ending date of October 17, 2028. The lease terms provide for an annual Consumer Price Index adjustment to the rent set in 2018 (using the 2016 benchmark rate). So long as you require no changes to the lease (either by amendment or assignment), your lease will not be affected by this benchmark rate increase during the lease term.

Kenneth Foster
Public Land Manager
California State Lands Commission
100 Howe Avenue, Suite 100 South
Sacramento, CA 95825
(916) 574-2555

From: [REDACTED]
Sent: Monday, June 6, 2022 8:44 AM
To: Foster, Kenneth@SLC <Kenneth.Foster@slc.ca.gov>
Subject: Voice Mail (1 minute and 27 seconds)

Attention: This email originated from outside of SLC and should be treated with extra caution.

I like can this is Lawrence is really calling at [REDACTED] in Huntington Beach. I was just calling with an inquiry on this rate increase for the docs in Canada for deck letter was dated May 27th and it's it appears that your rate increases seem to be around 2530%. And I'm just wondering why the high percentage rate increase and whether or not since this is actually property that were being taxed on whether or not Proposition 13 wouldn't apply to this where you shouldn't be able to increase that? By more than 3% my number is [REDACTED] Email address is [REDACTED] And if Proposition 13 doesn't apply to, it just seems to me with the billions of dollars that California has, I can't quite understand why the what seems to be an excessive rate increase is being proposed. Thank you.

You received a voice mail from [REDACTED]



Thank you for using Transcription! If you don't see a transcript above, it's because the audio quality was not clear enough to transcribe.

[Set Up Voice Mail](#)

From: [Foster, Kenneth@SLC](mailto:Foster,Kenneth@SLC)
To: [REDACTED]
Subject: Information on the June 23rd Commission meeting and the Category 2 Huntington Harbour benchmark update agenda item
Date: Friday, June 17, 2022 11:40:28 AM

Hello Mr. Issacs,

As we discussed on the phone a few minutes ago, here is a [link](#) to the State Lands Commission website where you can find information on the Commission's upcoming June 23rd meeting scheduled to begin at 1pm in Long Beach. If you'd like to attend the meeting you can do so either virtually or in person.

Once on the home page, please scroll down slightly to the block labeled "Next Commission meeting" where you will find a link to submit written comments, a link to submit a request to speak, a link with information on how to attend the meeting, and a link to the meeting agenda which also shows the meeting location address and includes links to all the agenda items scheduled to be considered by the Commission.

In the meantime, I encourage you to review the staff report that discusses in detail the proposed new rental rate and how it is derived, also available on the Commission's website at the meeting agenda link referenced above- the benchmark update is discussed in Agenda Item 39. For additional reference, the appraisal used to develop the updated rental rate is included with the Staff Report as Exhibit B.

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From: [REDACTED]
Sent: Tuesday, June 7, 2022 9:09 AM
To: Foster, Kenneth@SLC <Kenneth.Foster@slc.ca.gov>
Subject: Voice Mail (40 seconds)

Attention: This email originated from outside of SLC and should be treated with extra caution.

My name is Robert Isaacs, least number 3167. I understand there's going to be a meeting on June the 23rd, 2022. Can you please let me know what is the date and where is the meeting taking place? My phone number is [REDACTED] or home [REDACTED]

You received a voice mail from [REDACTED]

Thank you for using Transcription! If you don't see a transcript above, it's because the audio quality was not clear enough to transcribe.

[Set Up Voice Mail](#)

From: [Foster, Kenneth@SLC](mailto:Foster,Kenneth@SLC)
To: Kenneth Wolder
Subject: RE: Huntington Harbour Cantilevered Rent Rates , Your Letter 5/27/2022 [Public comment on the Category 2 Huntington Harbour Benchmark 2022 update, June 23rd meeting agenda, Item 39]
Date: Tuesday, June 14, 2022 5:08:18 PM

Hello Mr. Wolder,

Thank you for your comments on the proposed Category 2 Huntington Harbour benchmark rental rate increase. Your email has been forwarded to the State Lands Commissioner's for their review. Should you have any additional comments, they can be submitted in writing directly to the Commission through a link posted on the Commission's website [here](#).

You can also attend the Commission meeting on June 23rd either virtually or in person if you'd like to address the Commission directly. Meeting details are available at the meeting agenda link above.

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From: Kenneth Wolder [REDACTED]
Sent: Sunday, June 12, 2022 2:53 PM
To: Foster, Kenneth@SLC <Kenneth.Foster@slc.ca.gov>
Subject: Huntington Harbour Cantilevered Rent Rates , Your Letter 5/27/2022

Attention: This email originated from outside of SLC and should be treated with extra caution.

Mr Brian Bugsch and Mr Kenneth Foster

The State of California has the highest tax rate of any other state. Is that all you think about is how you can squeeze the California tax payer some more? A cantilevered deck is not touching the state lands or the water way. A swimmer on a paddle board or a person using an inflatable dingy is touching the water and I am sure you are very frustrated because you can not figure out a way to tax them too!

Now you will increase the tax by 30% with no justification what so ever!

Thank You, you are so considerate.

Kenneth Wolder