

Staff Report 23

LESSEE:

The U. S. Department of Agriculture, Forest Service, Lassen National Forest

PROPOSED ACTION:

Revision of rent

AREA, LAND TYPE, AND LOCATION:

Sovereign land in the bed of Eagle Lake, adjacent to Assessor's Parcel Number 89-030-11, near Susanville, Lassen County.

AUTHORIZED USE:

Continued use, operation, and maintenance of a public marina facility, known as Gallatin Marina of Eagle Lake, comprised of two boat launch ramps, a courtesy dock, 65 berths, fueling facility, retaining wall, breakwater, 15 mooring buoys, and periodic launch ramp dredging.

TERM:

19 years, beginning January 1, 2012.

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 base rent be revised from \$1,237 per year to \$1,940 per year, effective January 1, 2023.

OTHER PERTINENT INFORMATION:

1. Approval or denial of the revision of rent is a discretionary action by the Commission. Each time the Commission approves or rejects a revision of rent, it exercises legislatively delegated authority and responsibility as trustee of the State's Public Lands as authorized by law. Upon expiration or prior termination of

the lease, the Lessee has no right to a new lease or to renewal of any previous lease.

2. On September 1, 2011, the Commission authorized a General Lease – Commercial Use to the lessee ([Item 07, September 1, 2011](#)). At the same meeting the Commission approved a sublease between the lessee and Lassen Community College Foundation, Inc. On February 27, 2018, the Commission approved ([Item 28, February 27, 2018](#)) an increase in the annual base rent from \$500 to \$1,237, effective January 1, 2018. The lease will expire on December 31, 2030.
3. This action is consistent with the “Meeting Evolving Public Trust Needs” Strategic Focus Area of the Commission’s 2021-2025 Strategic Plan.
4. 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:

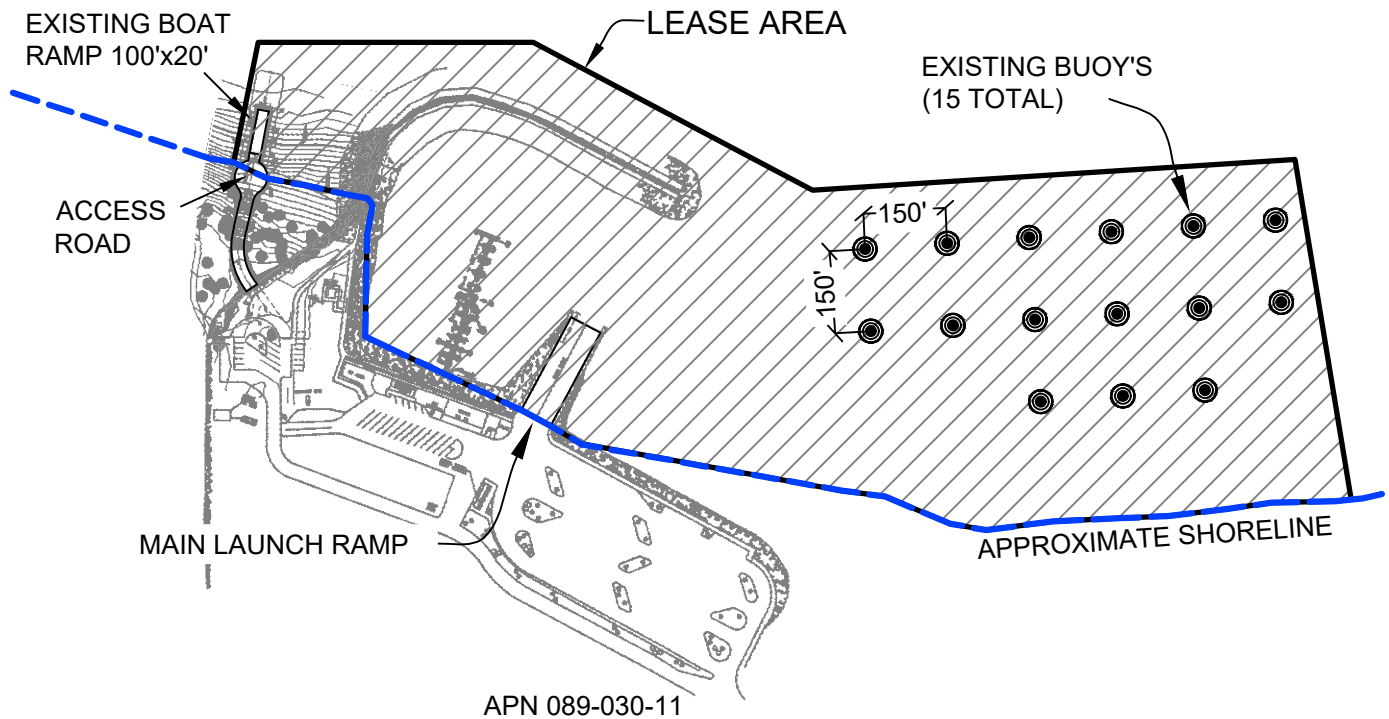
AUTHORIZATION:

Approve the revision of rent for Lease PRC 2376 from \$1,237 per year to \$1,940 per year, effective January 1, 2023.

NO SCALE

SITE

EAGLE LAKE



GALLATIN MARINA - EAGLE LAKE ROAD

NO SCALE

LOCATION

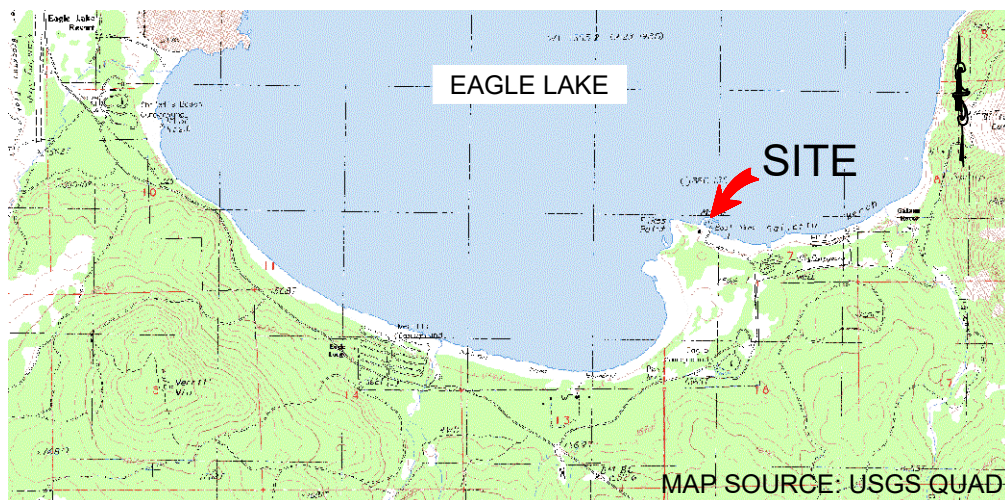


EXHIBIT A

PRC 2376
 U.S.D.A., FOREST SERVICE
 APN 089-030-11
 GENERAL LEASE -
 COMMERCIAL USE
 LASSEN COUNTY



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 9/23/2022