

**CALENDAR ITEM
C59**

A 11

06/21/13

S 7

PRC 5026.1

D. Oetzel

REVISION OF RENT

LESSEE:

C&H Sugar
830 Loring Avenue
Crockett, CA 94525

AREA, LAND TYPE, AND LOCATION:

Sovereign land located at 830 Loring Avenue, in the town of Crockett, Contra Costa County.

AUTHORIZED USE:

Use and maintenance of a wastewater treatment facility and existing ancillary structures related to sugar refinery operations.

LEASE TERM:

49 years, beginning August 1, 1975.

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 the rent be revised from \$195,925 per year to \$258,420 per year, effective August 1, 2013.

OTHER PERTINENT INFORMATION

1. On July 24, 1975, the Commission authorized a General Lease – Industrial Use to California and Hawaiian Sugar Company. The lease was subsequently assigned to Sugar Acquisition Corporation, which renamed itself C&H Sugar in December 1998.
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. **C59** (CONT'D)

Authority: Public Resources Code section 21065 and California Code of Regulations, Title 14, sections 15060, subdivision (c)(3), and 15378.

EXHIBIT:

- A. Location Map

RECOMMENDED ACTION:

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.

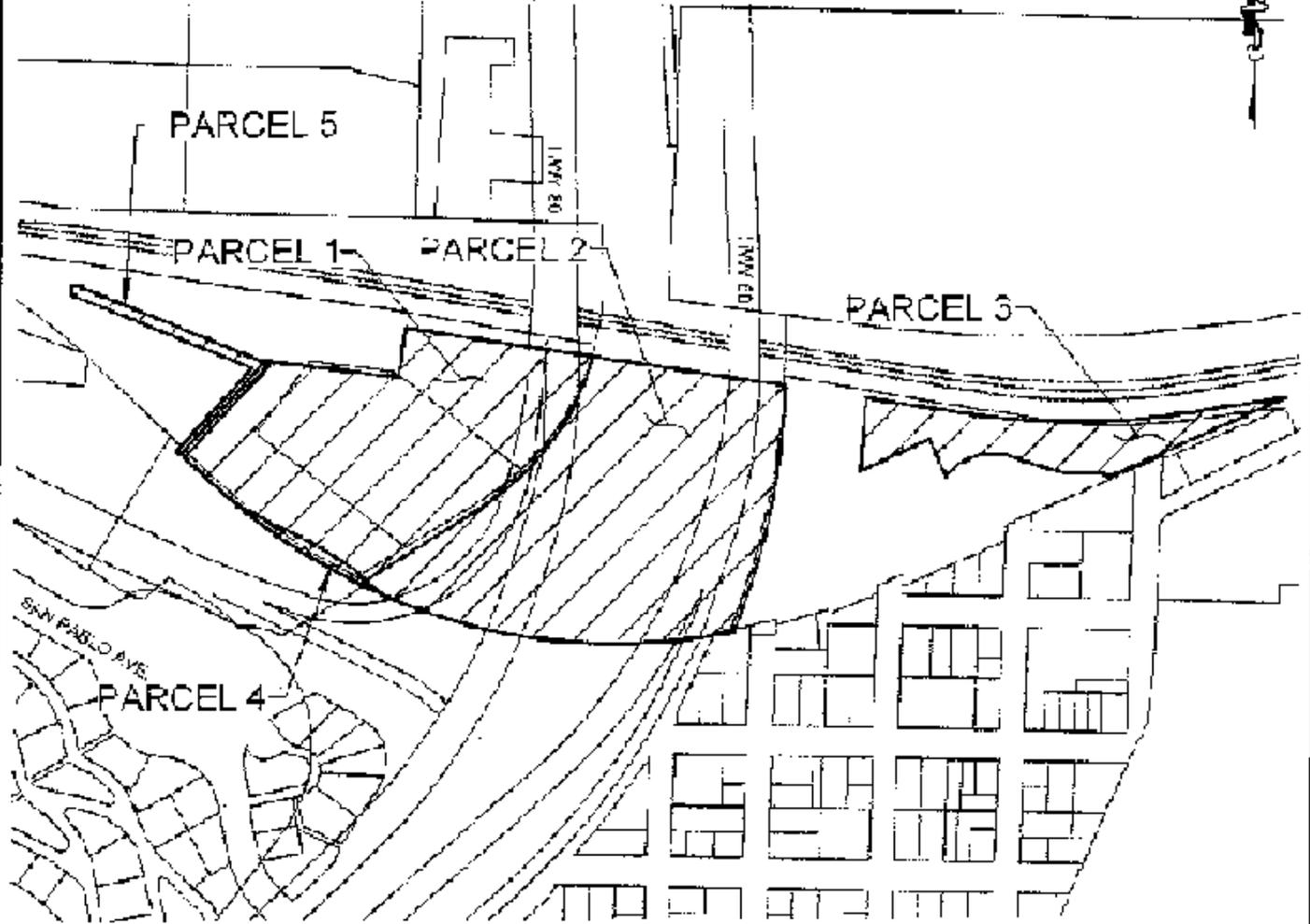
AUTHORIZATION:

Approve the revision of rent for Lease No. PRC 5026.1 from \$195,925 per year to \$258,420 per year, effective August 1, 2013.

NO SCALE

SITE

CARQUINEZ STRAIT



830 LORING AVE, CROCKETT

NO SCALE

LOCATION



MAP SOURCE: USGS QUAD

Exhibit A

PRC 5026.1
 C&H SUGAR CO.
 GENERAL LEASE -
 INDUSTRIAL USE
 CONTRA COSTA COUNTY



This Exhibit is solely for purposes of generally defining the lease premises, as 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.