



**ORDINANCE No. 5074**

**AN ORDINANCE AUTHORIZING AN AGREEMENT FOR  
LEASING COUNTY-OWNED BUILDING LOCATED AT 542 MAIN STREET,  
PLACERVILLE (APN #003-141-70)**

WHEREAS, the County of El Dorado (the "County") is the owner of certain real property located at 542 Main Street, Placerville California (APN #003-141-07), consisting of approximately 3,840 square feet of improved office space and common ("Property");

WHEREAS, the County is authorized to lease real property owned by the County for commercial use pursuant to Article 7.5 of Chapter 5, Part 2, Division 2 of Title 2 of the Government Code, consisting of sections 25515 through 25515.5;

WHEREAS, on May 9, 2017 the Board of Supervisors adopted Resolution No. 081-2017 declaring its intention to consider proposals to lease the Property to a tenant that qualifies for tax-exempt status pursuant to IRS Code section 501(c) or is a public agency, authorizing issuance of the Request for Proposal #17-946-049, and setting a date and time for a public meeting to receive proposals;

WHEREAS, on July 18, 2017, during a regular Board meeting, the County received one proposal in response to the RFP and authorized staff to conduct a review and evaluation of the proposal submitted and return to the Board with a recommendation;

WHEREAS, a review team evaluated the proposal based on the criteria identified in the RFP;

WHEREAS, the Board of Supervisors is required to adopt an ordinance authorizing a lease entered into pursuant to Article 7.5;

WHEREAS, pursuant to Government Code section 25515.2(b) notice of time and place of a public hearing concerning the adoption of an ordinance authorizing the lease agreement was published; and

WHEREAS, on August 15, 2017, the Board of Supervisors held a public hearing regarding leasing of the Property.

NOW THEREFORE, THE BOARD OF SUPERVISORS OF THE COUNTY OF EL DORADO ORDAINS AS FOLLOWS:

1. The Board finds and determines that the foregoing recitals are true and correct.

2. In accordance with Government Code section 25515.1(b), the Board finds that leasing the Property will result in economic benefits to the County, that the public benefit of the proposed lease agreement is expected to be greater than the public benefit which would result from the sale of the Property, and that a reasonable expectation exists that future public need justifies retention of the fee ownership of the Property.

PASSED AND ADOPTED by the Board of Supervisors of the County of El Dorado at a regular meeting of said Board held on the 12<sup>th</sup> day of December, 2017, by the following vote of said Board:

**ATTEST**  
**JAMES S. MITRISIN**  
Clerk of the Board of Supervisors

By Kyra Schaffner  
Deputy Clerk

Ayes: Veerkamp, Hidahl, Novasel, Ranalli  
Noes: Frentzen  
Absent: None

Shiva Frentzen  
Chairman, Board of Supervisors  
Shiva Frentzen