



## Legislation Details (With Text)

**File #:** 22-1019      **Version:** 1

**Type:** Agenda Item      **Status:** Approved

**File created:** 5/26/2022      **In control:** Board of Supervisors

**On agenda:** 6/14/2022      **Final action:** 6/14/2022

**Title:** Sheriff's Office recommending the Board authorize the Chair to sign Communications Vault Lease L-1810 with the State of California for the ten-year term from July 1, 2022, through June 30, 2032, for the lease of property at Pine Hill in the amount of \$104,540, and a one time \$5,000 Administration Lease Preparation fee, for the purpose of installing, operating and maintaining telecommunications equipment.

**FUNDING:** General Fund.

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. A - Sheriff Pine Hill Radio Vault Lease L-1810, 2. B - Sheriff Pine Hill Blue Route, 3. C - Sheriff Pine Hill L-1810 Exhibit A - Site Plan, 4. D - Sheriff Pine Hill L-1810 - EXHIBIT B - Approved TD-312, 5. E - Sheriff Pine Hill L-1810- Exhibit C - Pine Hill Rent Schedule, 6. F - Sheriff Pine Hill L-1810 Lease Admin Fee Invoice - New Lease

Date	Ver.	Action By	Action	Result
6/14/2022	1	Board of Supervisors	Approved	Pass

Sheriff's Office recommending the Board authorize the Chair to sign Communications Vault Lease L-1810 with the State of California for the ten-year term from July 1, 2022, through June 30, 2032, for the lease of property at Pine Hill in the amount of \$104,540, and a one time \$5,000 Administration Lease Preparation fee, for the purpose of installing, operating and maintaining telecommunications equipment.

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### DISCUSSION / BACKGROUND

This agreement formalizes El Dorado County's use of the Pine Hill radio site. El Dorado County will now be paying the State of California (State) rent for the space at the Pine Hill radio site.

The Sheriff's Office will have main and secondary radio frequencies located at this site, and it is essential for the operation of radio and data systems for the lower half of our County. This site is the only one available that will work for this service area in the County.

The lease is for approximately eight (8) square feet for two (2) communications vault rack spaces together with two (2) antenna spaces. The term is for an initial ten (10) years, with the option of three (3) successive five (5) year options to extend. If fully extended, the last term will end on June 30, 2047.

The current Fair Market Rent for these premises is Eighteen Thousand Two Hundred and Thirty-eight dollars (\$18,238). However, since the County is recognized as a cooperator that assists the Department of Forestry and Fire Protection (Cal Fire) in their mission and responsibilities as first

responders, the County's rent will be discounted by 50%. The total for the first year's rent, payable to the State Department of General Services, and utilities, payable to Cal Fire is \$9,120. Thereafter, each successive year will see an increase of approximately 3% for the first ten (10) year term. Additionally, there is a one-time \$5,000 Administration Fee that is due to the State Department of General Services at the time of the first year's rent payment.

#### **ALTERNATIVES**

There are no other viable alternatives.

#### **PRIOR BOARD ACTION**

N/A.

#### **OTHER DEPARTMENT / AGENCY INVOLVEMENT**

County Counsel reviewed and approved this Lease Agreement.

#### **CAO RECOMMENDATION / COMMENTS**

Approve as recommended.

#### **FINANCIAL IMPACT**

No Change to Net County Cost. These expenses are budgeted in the Sheriff's Office's annual operating budget, and will continue to be budgeted in following years.

#### **CLERK OF THE BOARD FOLLOW UP ACTIONS**

Return one fully executed Lease back to the Sheriff's Office for distribution

#### **STRATEGIC PLAN COMPONENT**

Public Safety

#### **CONTACT**

Undersheriff Bryan Golmitz