



Legislation Details (With Text)

File #: 14-1260 **Version:** 3

Type: Agenda Item **Status:** Approved

File created: 9/8/2014 **In control:** Board of Supervisors

On agenda: 6/6/2017 **Final action:** 6/6/2017

Title: Chief Administrative Office and Probation Department recommending the Board approve and authorize the Chair to sign Lease Agreement 611-L1311 Amendment IV, with EL Dorado Foothills, LLC to modify lease by including all square footage in Area 3 at a monthly rate of \$1,260, and to assign electrical service responsibility of Area 3 to Lessee.

FUNDING: General Fund 100%.

Sponsors:

Indexes:

Code sections:

Attachments: 1. 3A - 611-L1311 AMDT IV Blue 6/6/17, 2. 3B - 611-L1311 AMDT IV 6/6/17, 3. Executed Agreement 611-L1311, 4. 2A - 611-L1311 AMDT II 6/7/16, 5. 2B - 611-L1311 AMDT III Blue 6/7/16, 6. 2C - 611-L1311 AMDT III 6/7/16, 7. Executed Agreement 611-L1311 Amendment III, 8. A - 611-L1311 AMDT I Blue 9-30-14, 9. B - 611-L1311 AMDT I 9-30-14, 10. C - 611-L1311 original 9-30-14, 11. Executed Amendment I to 611-L-1311 (BOS 9-30-14)

Date	Ver.	Action By	Action	Result
6/6/2017	3	Board of Supervisors	Approved	Pass
6/7/2016	2	Board of Supervisors	Approved	Pass
9/30/2014	1	Board of Supervisors	Approved	Pass

Chief Administrative Office and Probation Department recommending the Board approve and authorize the Chair to sign Lease Agreement 611-L1311 Amendment IV, with EL Dorado Foothills, LLC to modify lease by including all square footage in Area 3 at a monthly rate of \$1,260, and to assign electrical service responsibility of Area 3 to Lessee.

FUNDING: General Fund 100%.

DEPARTMENT RECOMMENDATION

Chief Administrative Office and Probation Department recommending approval of Lease Agreement No. 611-L1311 Amendment IV, with EL Dorado Foothills, LLC to modify lease by including all square footage in Area #3 at a monthly rate of \$1,260, and to assign electrical service responsibility of Area #3 to Lessee. This amendment would eliminate Exhibit C which provided for the rental of Area #3 at the rate of \$200 per day. The department has found the use of the room has exceeded the original estimates and this option is more practical for scheduling and budgeting.

DISCUSSION / BACKGROUND

The Probation Department currently occupies 10,346 square feet of office space located at 3974 Durock Road, Suites 205-211, Shingle Springs, CA 95682 plus an additional 4,124 square feet, Suites 201-204, occupied by the Community Corrections Center and funded by Public Safety Realignment, AB 109 Special Revenue Funds.

The original lease 611-L1311 was approved by the Board on July 30, 2013 - Agenda (item 13-0847). Amendment I, correcting the street address and adding the lease of storage area #3, was approved by the Board on September 30, 2014 (item 14-1260). Amendment II, defined the cost of Tenant Improvements for the Community Corrections Center and approved a six (6) month time extension for Lessor's reimbursement to Lessee. Amendment III assigned the lease to the new property owners El Dorado Foothills, LLC which purchased the property effective March 18, 2016, and was approved by the Board on June 7, 2016 (item 14-1260 v.2). The term of the Lease is five years from commencement date, with two 3-year options to extend for all or part of the Premises upon six months written notice. All other terms and conditions of the lease, as amended, remain in full force and effect.

ALTERNATIVES

N/A

OTHER DEPARTMENT / AGENCY INVOLVEMENT

Facilities/Chief Administrative Office

CAO RECOMMENDATION

Approve as recommended.

FINANCIAL IMPACT

No fiscal impact or change to Net County Cost as the Probation department was able to reduce anticipated lease costs in the proposed Fiscal Year 2017-18 budget.

CLERK OF THE BOARD FOLLOW UP ACTIONS

- 1) Chair to sign two (2) original Lease Agreements No. 611-L1311, AMDT IV
- 2) Board Clerk to return one original amendment to the Probation Dept.

STRATEGIC PLAN COMPONENT

CONTACT

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