

**SANTA BARBARA COUNTY
AGENDA BOARD LETTER**



Clerk of the Board of Supervisors
105 E. Anapamu Street, Suite 407
Santa Barbara, CA 93101
(805) 568-2240

Agenda Number:

Prepared on: **November 20, 2002**
Department: **General Services**
Department No.: **063**
Agenda Date: **December 3, 2002**
Placement: **Administrative**
Estimate Time:
Continued Item: **NO**
If Yes, date from:

TO: Board of Supervisors

FROM: Ronald S. Cortez, Director
General Services Department

STAFF CONTACT: Mark Mittermiller, Assistant Director (568-3081)
Don Grady, Real Property Agent (568-3065)

SUBJECT: 7th Amendment to the Lease for Veteran's Administration Clinic, Calle Real Campus
Folio No. YI 1050
Second Supervisorial District

Recommendation(s):

That the Board of Supervisors approve and execute in duplicate, the Supplemental Lease Agreement No. 7 between the United States of America, Department of Veterans Affairs (hereinafter "VA") and the County of Santa Barbara, for the V.A.'s continued use of the medical facility located at 4440 Calle Real, in the unincorporated area of Santa Barbara County, extending the lease term through March 31, 2004, for an annual rental amount of \$622,811.25.

Alignment with Board Strategic Plan:

The recommendation(s) are primarily aligned with Goal No. 2. A Safe and Healthy Community in Which to Live, Work, and Visit and with Goal No. 5. A High Quality of Life for All Residents.

Executive Summary and Discussion:

In May of 1980, the Board executed a lease with the United States of America, Department of Veterans Affairs. That lease granted use of approximately 21,663 square feet of the medical facility located at 4440 Calle Real in Goleta to the VA. The VA has continuously occupied that space and operated a medical clinic

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Executive Summary and Discussion (Continued):

there since that time. The current annual rental rate is \$597,898.80, or \$27.60 per square foot. This Seventh Amendment extends the term for one additional year on the same terms and conditions as the existing term, subject to an annual increase of \$1.15 per square foot, for approximately 21,663 square feet of medical office space, for an annual rental rate of \$622,811.25.

Mandates and Service Levels:

No change in programs or service levels.

Fiscal and Facilities Impacts:

The monthly rent of \$51,900.94 will be deposited to Fund 0001; Budget Unit 063; Account 3409; and Program 1250. VA will continue to pay one-half of electrical usage at the clinic, and full responsibility for janitorial services of the leased premises.

Special Instructions:

After Board action, please instruct Chair to initial each page of the Amendment, and distribute as follows:

1. Original, Duplicate Original and Minute Order Attn: Don Grady, Facilities Svcs, Courthouse,
2nd floor annex
2. Temporary copy of Document Board's Official File

NOTE: Facilities Services will forward both originals to the Federal Government for execution. Upon final execution, one original will be returned for the County's files. Facilities Services will make a copy for their file and deliver the original to the Clerk of the Board for the Official File.

Concurrence:

Auditor-Controller
County Counsel
Risk Management
General Services/Real Property