

**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: **January 16, 2002**
Department: **Alcohol, Drug & Mental Health**
Department No.: **043**
Agenda Date: **February 12, 2002**
Placement: **Administrative**
Estimate Time:
Continued Item: **NO**
If Yes, date from:

TO: Board of Supervisors

FROM: Dr. James L. Broderick, Ph.D., Director
Alcohol, Drug & Mental Health Services

STAFF

CONTACT: Don Grady, 568-3065
Carrie Topliffe, ADMHS Fiscal Services Contract Division Chief, 805-681-4902

SUBJECT: Third Amendment to Lease for 114 East Haley Street, Suites I-P
Folio No. YN 2978
First Supervisorial District

Recommendation(s):

That the Board of Supervisors:

Approve and execute the attached Third Amendment to the Lease Agreement between the County of Santa Barbara and Golden State Holdings, Inc., formerly the Roman Bauernfeind Corporation; which deletes Suites "E" and "F" from the Leased Space; extends the term for the remaining space for an additional three years; and grants two options to extend the Agreement for two terms of one year each. The monthly contract amount will be \$11,907.49.

Alignment with Board Strategic Plan:

The recommendation(s) are primarily aligned with Goal No. 1. An Efficient Government Able to Respond Effectively to the Needs of the Community.

Executive Summary and Discussion:

This Third Amendment to the Lease Agreement will allow Alcohol, Drug and Mental Health Services to continue to provide services at 114 East Haley Street while the Calle Real location, or other alternative locations are considered for a more permanent facility. The options to extend the Agreement have been modified to allow the program to coordinate their move with the completion of the Calle Real Campus, or

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other alternative location. Suites “E” and “F” are being deleted because of mold problems and related health concerns. Rent for the remaining Suites, I, J, K, L, M, N, O and P, consisting of a total of 10,850 square feet of commercial office space, will be \$11,473.49, or approximately \$1.06 per square foot, subject to an annual cost of living adjustment. The one-year options to extend will only be exercised as necessary.

Mandates and Service Levels:

No change in programs or service levels.

Fiscal and Facilities Impacts:

The total monthly rent of \$11,473.49 will be paid by ADMHS from Fund No. 0044, Account No. 7580, and Program #'s 5211, 3351 and 3352. This rent amount of \$11,473.49 is reduced from the previous lease agreement amendment by \$2,544 due to the elimination of 2,280 square feet (Suites E & F). In addition to the monthly rent of \$11,473.49 a Common Area Utilities monthly charge of \$434 will be paid to the property management by ADMHS.

Special Instructions:

After Board action, please distribute as follows:

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|----|--------------------|--------------------------------------|
| 1. | Original Document | Clerk of the Board Files |
| 2. | Duplicate Original | Facilities Services, Attn: Don Grady |
| 3. | Minute Order | Facilities Services, Attn: Don Grady |

NOTE: Facilities Services will make copies of the Amendment and the Minute Order for ADMHS and our files, and will deliver the duplicate original to the owner of the building.

Concurrence:

Auditor-Controller
County Counsel
Risk Management