

**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: **October 28, 2003**

Department: **Planning and
Development**

Department No.: **053**

Agenda Date: **November 25, 2003**

Placement: **Administrative**

Estimate Time:

Continued Item: **NO**

If Yes, date from:

TO: Board of Supervisors

FROM: Val Alexeeff, Director
Planning and Development Department

STAFF
CONTACT: Steve Mason 568-2070

SUBJECT: Sublease for Planning and Development Santa Maria Staff
Folio No. WJ 3324
Fifth Supervisorial District

Recommendation(s):

That the Board of Supervisors execute the attached original and duplicate original Sublease Agreement between the County of Santa Barbara and the Cachuma Resource Conservation District, to provide for the continued occupancy of 1631 square feet of office space by some of Planning and Development's Santa Maria staff at 624 West Foster Road, on a month-to-month basis, at a monthly rental rate of \$2,006.13.

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:

On December 1, 1976, the County granted a ground lease to the Cachuma Resource Conservation District (District) for a period of forty years. The ground lease provided the District the right to construct a building on the property. The District subsequently constructed a 2688 square foot office building on the property. Various agencies have been leasing the space from the District since that time, including the County's Superior Court/Bail Review Division. The term of that December 1, 1976 ground lease with the District expires on November 30, 2016, at which time the building will become the property of the County.

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Executive Summary and Discussion (Continued):

The County's Superior Court/Bail Review Division currently occupies an approximately 1057 square foot portion of the building. They have been occupying that space since 1986. Due to the recent re-structuring of the Superior Court system in the State of California, the space occupied by some of Planning and Development's Santa Maria staff, and the space currently leased by the Bail Review Division will be leased under separate Sublease Agreements.

Some of Planning and Development's staff have been occupying this space for approximately one year, on a holdover basis from the District's lease with the Bail Review Unit. This month-to-month Sublease Agreement will remain in place until such time as a long term leasing arrangement can be negotiated, or alternative space is available for the Santa Maria staff.

The monthly rent for this Sublease Agreement is \$2,006.13, or approximately \$1.23 per square foot. This includes utilities, lighting and grounds/exterior maintenance.

Mandates and Service Levels:

No change in programs or service levels.

Fiscal and Facilities Impacts:

The monthly rental amount of \$2,006.13 is budgeted in FY 2003-04 (budget page d-290) in Fund 0001 and 0045 (Petroleum).

Special Instructions:

After Board action please distribute as follows:

1. Original Clerk of the Board Files
2. Duplicate Original & Minute Order: General Svs Facilities, Attn: Don Grady

Concurrence:

General Services, County Counsel, Auditor-Controller

G:\group\admin\wp\fiscal\SM lease Month to Month

