



County of Monterey

Board of Supervisors
Chambers
168 W. Alisal St., 1st Floor
Salinas, CA 93901

Legislation Details (With Board Report)

File #: 17-0495 **Name:** Judicial Council Sublease
Type: General Agenda Item **Status:** Passed
File created: 5/4/2017 **In control:** Board of Supervisors
On agenda: 5/23/2017 **Final action:** 5/23/2017
Title: a. Authorize the Auditor/Controller to make a one-time retroactive lease payment in the amount of \$7,875.00 to the Judicial Council of California for 1,100 rental square feet of general office space located at 118 West Gabilan Street, Salinas, California as per Sublease Agreement No. 12385. This amount will cover the lease increase for the months of January through May of 2017; and
b. Approve and authorize the Auditor/Controller to make a one-time retroactive reimbursement payment to the Judicial Council of California in the amount of \$4,950.97 for tenant improvements benefiting the sub-leased area.
Sponsors: Ray Bullick
Indexes:
Code sections:
Attachments: 1. Board Report, 2. Judicial Council_Amd 1_Sublease_20170101.pdf, 3. 118 W Gabilan_Judicial Ct_Sublease_2013.pdf, 4. 118 W Gabilan Location Map.pdf, 5. Completed Board Order, 6. Fully Executed Agreement between the County of Monterey and the Judicial Council of California

Date	Ver.	Action By	Action	Result
5/23/2017	1	Board of Supervisors	approved	

a. Authorize the Auditor/Controller to make a one-time retroactive lease payment in the amount of \$7,875.00 to the Judicial Council of California for 1,100 rental square feet of general office space located at 118 West Gabilan Street, Salinas, California as per Sublease Agreement No. 12385. This amount will cover the lease increase for the months of January through May of 2017; and
b. Approve and authorize the Auditor/Controller to make a one-time retroactive reimbursement payment to the Judicial Council of California in the amount of \$4,950.97 for tenant improvements benefiting the sub-leased area.

RECOMMENDATION:

It is recommended that the Board of Supervisors:

a. Authorize the Auditor/Controller to make a one-time retroactive lease payment in the amount of \$7,875.00 to the Judicial Council of California for 1,100 rental square feet of general office space located at 118 West Gabilan Street, Salinas, California as per Sublease Agreement No. 12385. This amount will cover the lease increase for the months of January through May of 2017; and
b. Approve and authorize the Auditor/Controller to make a one-time retroactive reimbursement payment to the Judicial Council of California in the amount of \$4,950.97 for tenant improvements benefiting the sub-leased area.

SUMMARY/DISCUSSION:

On March 28, 2017, the Board of Supervisors approved Retroactive Amendment No. 1, to increase the lease payment to the Judicial Council of California from \$900 per month to a new rate of \$1,575 per month. Amendment No. 1 also included a request to reimburse the Judicial Council of California for the Monterey County Health Department's (MCHD) share of cost for new carpet, paint and new flooring in the amount of \$4,950.97.

The approved action, did not include direction to authorize the Auditor/Controller to make the retroactive lease payment for the amount in arrears, January to the current month (May 2017) in the amount of \$7,875.00 and reimburse the Judicial Council of California \$4,950.97 in tenant improvements. Therefore, MCHD is now requesting that the Auditor/Controller be given the authority to pay the Judicial Council of California.

This Amendment No. 1, supports the Monterey County Health Department 2011-2015 strategic plan initiatives: Ensure access to culturally and linguistically appropriate, customer-friendly, quality health services. It also supports two (2) of the ten (10) essential public health services, specifically; 4) Mobile community partnerships and action to identify and solve health problems; and 7) Link people to needed personal health services and assure the provision of health care when otherwise unavailable.

OTHER AGENCY INVOLVEMENT:

The Resource Management Agency-Administrative Services facilitated the development of Amendment No. 1 to Sublease Agreement, and assisted with the development of this report. The Office of the County Counsel has approved the Amendment No. 1 to Sublease Agreement A-12385, as to form and legality.

FINANCING:

There is no financial impact to the General Fund. There are sufficient appropriations in the Health Department, Behavioral Health Bureau's (023-4000-HEA012-8410) FY 2016-17 Adopted Budget to accommodate current fiscal year costs; the costs for next fiscal year will be incorporated in the Bureau's FY 2017-18 requested budget. The first-year leasing cost will amount to \$23,850.97, which includes the \$4,950.97 tenant improvement reimbursement. On-going occupation of the subleased premises will be based on the continued availability of funding.

BOARD OF SUPERVISORS STRATEGIC INITIATIVES:

Check the related Board of Supervisors Strategic Initiatives:

☐ Economic Development:

- Through collaboration, strengthen economic development to ensure a diversified and healthy economy.

☐ Administration:

- Promote an organization that practices efficient and effective resource management and is recognized for responsiveness, strong customer orientation, accountability and transparency.

☒ Health & Human Services:

- Improve health and quality of life through County supported policies, programs, and services; promoting access to equitable opportunities for healthy choices and healthy environments in collaboration with communities.

☐ Infrastructure:

- Plan and develop a sustainable, physical infrastructure that improves the quality of life for County residents and supports economic development results.

☐ Public Safety:

- Create a safe environment for people to achieve their potential, leading businesses and communities to thrive and grow by reducing violent crimes as well as crimes in general.

Prepared by: Frances Stevens, MAII, 4532

Approved by: Elsa Jimenez, Director of Health, 4526

Attachments:

Amendment No. 1 to the Sublease Agreement is on file with the Clerk of the Board

Sublease Agreement is on file with the Clerk of the Board
Location Map is on file with the Clerk of the Board