



COUNTY OF HUMBOLDT

For the meeting of: 10/16/2018

File #: 18-1293

To: Board of Supervisors

From: Public Works

SUBJECT:

Exercise Option to Extend the Term of the Lease of Suite A at 555 H Street, Eureka

RECOMMENDATION(S):

That the Board of Supervisors approve exercising the first option to extend the term of the Lease of Suite A at 555 H Street, Eureka with PWM, Inc. and Fred Lundblade through November 30, 2019; and authorize Public Works - Real Property Division to send a notice to Lessor that the county is exercising the first option to extend the term of the Lease through November 30, 2019.

SOURCE OF FUNDING:

2011 Public Safety Realignment (1100-294-504410)

DISCUSSION:

On October 6, 2015 (item C-17), the County Probation Department entered into a lease (Attachment 1) with PWM, Inc., a California corporation, and Fred Lundblade, an individual, for office space within Suite A at 555 H Street, Eureka for a period of three (3) years, commencing on December 1, 2015. Under the terms of the Lease agreement, the county has the option to extend the Lease, upon the same terms and conditions, for two (2) one (1) year terms by giving sixty (60) day written notice to Lessor. A request was made by the county, and accepted by the Lessor, to allow the county to submit a thirty (30) day notice to the Lessor of its intent to extend the Lease.

This office space in Suite A at 555 H Street, Eureka continues to offer the Probation Department staff an excellent location to work with other Probation Department staff in other suites within the same building, and other county departments and Law Enforcement agencies nearby.

FINANCIAL IMPACT:

Beginning December 1, 2018, the monthly lease costs of seven hundred twenty (720) square feet will increase by 3 percent to \$1,195.88, or \$1.67 per square feet.

On August 19, 2015, the Community Corrections Partnership (CCP) Executive Committee approved the ongoing payment of this lease from 2011 Public Safety Realignment funds. The funds for this lease were included in the fiscal year 2018-19 budget for the Probation Department's Realignment budget unit 294, therefore no supplemental budget is required at this time. There is no impact to the county General Fund.

The recommended action conforms to the Board of Supervisors' core roles of providing for and maintaining infrastructure.

OTHER AGENCY INVOLVEMENT:

Public Works - Real Property Division

ALTERNATIVES TO STAFF RECOMMENDATIONS:

The Board, at its discretion can elect not to approve exercising the first option to extend the lease of Suite A at 555 H Street, Eureka; however, this alternative is not recommended because the Probation Department will need to find suitable new office space that is currently not available.

ATTACHMENTS:

Attachment 1: Lease for Suite A, 555 H Street, Eureka

File #: 18-1293

PREVIOUS ACTION/REFERRAL:

Board Order No.: C-17

Meeting of: October 6, 2015