



COUNTY OF SAN DIEGO

AGENDA ITEM

BOARD OF SUPERVISORS

NORA VARGAS
First District

JOEL ANDERSON
Second District

TERRA LAWSON-REMER
Third District

NATHAN FLETCHER
Fourth District

JIM DESMOND
Fifth District

DATE: May 18, 2021

23

TO: Board of Supervisors

SUBJECT

GENERAL SERVICES – APPROVAL OF FIRST AMENDMENT TO LEASE FOR THE PUBLIC DEFENDER SOUTH BAY OFFICE, 303 H STREET, CHULA VISTA (DISTRICT: 1)

OVERVIEW

On September 24, 2013 (06), the Board of Supervisors (Board) approved a lease for space located at 303 H Street in Chula Vista for use as the Public Defender South Bay office. This facility requires improvements to accommodate new staff and current operational needs.

Staff from the Department of General Services has negotiated an amendment to the lease that will allow the Public Defender to reconfigure their office to meet current organizational needs. The proposed lease amendment will allow for the County to pay for mid-term improvements constructed by the lessor. Today's request is for Board approval of the first amendment to the lease agreement.

RECOMMENDATION(S)

CHIEF ADMINISTRATIVE OFFICER

1. Find the proposed project is exempt from the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines section 15301.
2. Approve and authorize the Director, Department of General Services, to execute the first amendment to the lease agreement for space located at 303 H Street, Chula Vista.

FISCAL IMPACT

Funds for this request are included in the Fiscal Year 2020-21 Operational Plan for the Public Defender. If approved, this request will result in costs and revenue of approximately \$805,750 in Fiscal Year 2021-21. The funding source is General Purpose revenue. There will be no change in net General Fund costs and no additional staff years.

BUSINESS IMPACT STATEMENT

N/A

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CHULA VISTA (DISTRICT: 1)

ADVISORY BOARD STATEMENT

N/A

BACKGROUND

On September 24, 2013, the Board of Supervisors (Board) approved a lease with Bear Garden Investments, LLC for space located at 303 H Street in Chula Vista. The current lease expires on March 31, 2024 and there are two five-year options to extend the term. The 17,680 square foot facility houses the South Bay office of the Public Defender. The Public Defender needs to make improvements to the facility to accommodate new staff and meet current operational needs. The existing lease has no provision to provide for payment of lessor-constructed mid-term improvements.

Staff from the Department of General Services has negotiated an amendment to lease that will allow the Public Defender to reconfigure their office to meet current staffing and organizational needs. The proposed lease amendment will allow for County to pay for lessor-constructed improvements. The term of the lease will not be modified by this amendment. Today's request is for Board approval of the first amendment to the lease agreement.

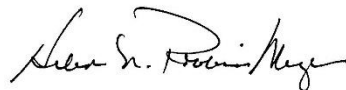
ENVIRONMENTAL STATEMENT

The proposed lease amendment is categorically exempt from the California Environmental Quality Act (CEQA) under Article 19, section 15301 of the CEQA Guidelines, as it involves minor alterations of an existing building with no expansion of the existing use.

LINKAGE TO THE COUNTY OF SAN DIEGO STRATEGIC PLAN

Today's proposed action to approve the lease amendment for Public Defender supports the Operational Excellence Initiative by providing appropriate resources to ensure superior service delivery for the community.

Respectfully submitted,



HELEN N. ROBBINS-MEYER
Chief Administrative Officer

ATTACHMENT(S)

N/A

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AGENDA ITEM INFORMATION SHEET

REQUIRES FOUR VOTES: ☐ Yes ☒ No

WRITTEN DISCLOSURE PER COUNTY CHARTER SECTION 1000.1 REQUIRED

☐ Yes ☒ No

PREVIOUS RELEVANT BOARD ACTIONS:

September 24, 2013 (6), approved lease; September 10, 2013 (11), approved in principle a site search and lease negotiations to relocate Public Defender South Bay office.

BOARD POLICIES APPLICABLE:

F-22, Lease of Real Property for County Use

BOARD POLICY STATEMENTS:

N/A

MANDATORY COMPLIANCE:

The proposed action complies with San Diego County Code, Section 67, which prohibits the County from contracting with persons employed by the County, or businesses where persons employed by the County, either currently, or within the past twelve months, serve as officers, principles, or major shareholders.

**ORACLE AWARD NUMBER(S) AND CONTRACT AND/OR REQUISITION
NUMBER(S):**

547931

ORIGINATING DEPARTMENT: General Services

OTHER CONCURRENCE(S): Public Defender

CONTACT PERSON(S):

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