

449
SUBMITTAL TO THE BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

b25



FROM: Department of Facilities Management SUBMITTAL DATE: June 24, 2003

SUBJECT: THIRD AMENDMENT TO LEASE - 4129 MAIN STREET, RIVERSIDE,
 SUITE B18 - RIVERSIDE COUNTY BAR ASSOCIATION/SUPERIOR COURTS

RECOMMENDED MOTION: That the Board of Supervisors approve the attached Third Amendment to lease and authorize the Chairman to execute the same on behalf or the County.

BACKGROUND: County holds a leasehold interest as lessee under a lease between the County and the Riverside County Bar Association for the facility located at 4129 Main Street, Suite B18, Riverside, California. County's Superior Courts utilizes the facilities at this location for administration of the County Superior Courts. The Superior Courts requested the assistance of the Department of Facilities Management, Real Estate Division, to amend the lease to provide for an extension of the lease term.

(Continued on Page 2)

MJS:SG:sh
8.416

Michael J. Sylvester
MICHAEL J. SYLVESTER, Director
Department of Facilities Management

FINANCIAL DATA:

CURRENT YEAR COST \$ 10,725
NET COUNTY COST \$ - 0 -

ANNUAL COST: \$10,725 (Plus 2% increase
IN CURRENT YEAR BUDGET: YES
BUDGET ADJUSTMENT: NO FOR FY: 03/04

SOURCE OF FUNDS: Superior Court Budget
10000-2100100000-526700

C.E.O. RECOMMENDATION: **APPROVE.**

County Executive Officer Signature

Alan Summers

sh
Reviewed by
CIP TEAM

Policy
 Policy

Consent
 Consent

Department Recommendation:
Per Executive Office:

Prev. Agn. ref.

Dist. 2

AGENDA NO.

3.22

BOARD OF SUPERVISORS

Form 11: THIRD AMENDMENT TO LEASE - 4129 MAIN STREET, RIVERSIDE, SUITE B18 -
RIVERSIDE COUNTY BAR ASSOCIATION/SUPERIOR COURTS

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BACKGROUND: (Continued)

The Lease Amendment is summarized below:

Location. 4129 Main Street, Suites B18, Riverside, California.

Square Footage. 715 square feet.

Term. New term to expire February 28, 2005.

Rent.	From:	To:
	\$1.25 per square foot	\$1.25 per square foot
	\$893.75 per month	\$893.75 per month
	\$10,725 per year	\$10,725 per year

(Rent remains the same for the first year of the 2-year lease term extension).

Rental Adjustments. 2 % increase in second year of lease.

Support Services. Lessor provides interior/exterior maintenance.

Custodial. Lessor provides.

Utilities. Lessor pays utilities.

Parking Spaces. None.

This Third Amendment to Lease has been approved as to form by County Counsel.