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

152



**FROM:** Department of Facilities Management

**SUBMITTAL DATE:**  
August 19, 2003

**SUBJECT:** EIGHTH AMENDMENT TO LEASE – DEPARTMENT OF PUBLIC SOCIAL SERVICES/DONER ASSOCIATES, L.P. – 575 CHANEY STREET, LAKE ELSINORE

**RECOMMENDED MOTION:** That the Board of Supervisors approve the attached Eighth Amendment to Lease agreement and authorize the Chairman of the Board to execute same on behalf of the County.

**BACKGROUND:** County holds a leasehold interest as Lessee, under a lease between County and Doner Associates, L.P., for the facility located at 575 Chaney Street, Lake Elsinore. County's Department of Public Social Services occupies the facility at this location for its Self Sufficiency Division and the facility continues to meet the needs of DPSS. To provide compliance with certain Cal Osha requirements, the Department has requested the assistance of the Department of Facilities Management, Real Estate Division, to negotiate the remodel of the public lobby. The Real Estate Division has negotiated the cost of tenant improvements to the public lobby as specified in the attached Eighth Amendment to Lease. Included are new partitions, flooring, paint, and certain air conditioning, ceiling, and electrical modifications.

Departmental Concurrence

(Continued Page 2)

MJS:SG:sh  
8.566

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

|   |                               |           |                         |   |
|---|-------------------------------|-----------|-------------------------|---|
| <b>FINANCIAL DATA</b>   | Current F.Y. Total Cost:      | \$ 46,935 | In Current Year Budget: | Yes   |
|   | Current F.Y. Net County Cost: | \$ 1,173  | Budget Adjustment:      | No  |
|   | Annual Net County Cost:       | \$ 0      | For Fiscal Year:        | 03/04   |
| <b>SOURCE OF FUNDS:</b> 59% Federal; 38% State; 2.5% County General Fund; .5% Realignment Funds |                               |           |                         | Positions To Be Deleted Per A-30 <input type="checkbox"/> |
|   |                               |           |                         | Requires 4/5 Vote <input type="checkbox"/>                |

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

County Executive Office Signature *[Signature]*

Dept't Recomm.:  Consent  Policy   
Per Exec. Ofc.:  Consent  Policy

Prev. Agn. Ref.: | District: 1 | Agenda Number:

ATTACHMENTS FILED  
WITH THE CLERK OF THE BOARD

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BOARD OF SUPERVISORS

Form 11: SEVENTH AMENDMENT TO LEASE – DEPARTMENT OF PUBLIC SOCIAL SERVICES / DONER ASSOCIATES, L.P.

August 19, 2003

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**BACKGROUND:** (Continued)

The attached Eighth Amendment to Lease is summarized below:

|                                 |  |
|---------------------------------|--|
| Lessor:                         | Doner Associates, L.P.<br>727 Hilda<br>Anaheim, California 92806   |
| Premises Location:              | 575 Chaney Street, Lake Elsinore   |
| Size:                           | 25,353 square feet   |
| Improvements:                   | Partitions, electrical, additional HVAC, ceiling improvements<br>interior paint, floor coverings throughout. |
| Cost of Improvements:           | \$46,935   |
| Information Technology<br>Cost: | \$16,300.  |

The attached Eighth Amendment to Lease was approved as to form by County Counsel.