RESOLUTION - ACTION REQUESTED 2014-171

MEETING: April 22, 2014

TO: The Board of Supervisors

FROM: John Lawless, Deputy Director Behavioral Health

RE: Sierra Pines Property Lease Agreement Addendum 2014

RECOMMENDATION AND JUSTIFICATION:
Approve an Addendum extending the existing lease agreement with Sierra Pines Property Management for the property located at 5119 Jones Street, Mariposa, California, Units #A and #B, and authorize the Board of Supervisors Chair to sign the Addendum. This Addendum will extend the current lease expiration date from April 14, 2014 to April 14, 2015.

This location supports the Wellness Center program which provides mental health services to clients working on their recovery. Unit A is used to help clients to become more independent and self-sufficient, and Unit #B provides transitional services in a small apartment for people moving back to the Mariposa community from treatment facilities in other counties.

Pursuant to Item #13 of the lease agreement, it will be necessary to extend the lease term ending April 14, 2014 to April 14, 2015. The annual lease amount will remain unchanged at $21,272.16.

There is no impact to General Fund dollars as this lease is funded with Mental Health Services Act funds.

Mental Health Advisory Board Review:
On recurring contract renewals, the Mental Health Advisory Board has set direction that such contracts will be available for review by the Mental Health Advisory Board members and do not require individual approval unless there are changes in the provisions of the contract. This contract meets these criteria and is submitted to the Board of supervisors for a positive action.

BACKGROUND AND HISTORY OF BOARD ACTIONS:
The original three-year lease agreement was approved by the Board on May 13, 2008 (Res. No. 08-185) for the property located at 5119 Jones Street, Units #A and #B, Mariposa CA.

The original agreement was previously amended to extend the term one year on May 17, 2011, resolution 11-214, on March 20, 2012, resolution 12-129, and on March 5, 2013, resolution 2013-70.

ALTERNATIVES AND CONSEQUENCES OF NEGATIVE ACTION:
A new location would need to be procured at additional costs to the program.
FINANCIAL IMPACT:
The rent for this property is funded by State Mental Health Services Act revenue. There is no impact to the County General Fund.

ATTACHMENTS:
Sierra Pines Property Management Amendment 2014 (PDF)
Original Lease-Oakhurst Property Mgt (Roadhouse) (PDF)

CAO RECOMMENDATION
Requested Action Recommended

[Signature]
Rick Benson, County Administrative Officer

RESULT: ADOPTED BY CONSENT VOTE [UNANIMOUS]
MOVER: Merlin Jones, District II Supervisor
SECONDER: Lee Stetson, District I Supervisor
AYES: Stetson, Jones, Bibby, Cann, Carrier
ADDENDUM TO AGREEMENT
TO EXTEND, MODIFY OR RENEW LEASE

This Agreement is an Addendum to that Lease entered into on April 15, 2008 by and between, the owner, Bill Hart, and the Tenant, Mariposa County, whereas the parties further agree as follows:

1. The Lease will be extended until April 14, 2015.

2. Monthly rent will remain at $1,772.68 per month.

3. Except as provided herein, all other terms of the tenancy shall remain in full force and effect.

WHEREFORE, we, the undersigned, do hereby execute and agree to the Agreement on April 14, 2014 at Oakhurst, California.

Bill Hart, Owner

Manager for Owner, Joe Topper
Sierra Pines Property Management

Representative of Mariposa County
Kevin Cann, Board Chair

APPROVED AS TO FORM:

STEVEN W. DAHLEM
COUNTY COUNSEL