



Information and General Services Department

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NEVADA COUNTY BOARD OF SUPERVISORS

Board Agenda Memo

MEETING DATE: April 12, 2016

TO: Board of Supervisors

FROM: **Steve Monaghan – IGS-Facilities Management**

SUBJECT: Resolution approving Amendment #1 to the Sublease Agreement between the Alliance for Workforce Development, Inc., and the County of Nevada for office space at the Brighton Greens Resource Center located at 988 McCourtney Road, Grass Valley, California, and authorizing the Chair of the Board of Supervisors to execute the Amendment.

RECOMMENDATION: Adopt the Resolution

FUNDING: Sublease revenue will be paid through and is included in the Department of Social Services Eligibility budget.

BACKGROUND:

Through Resolutions 14-545 and 15-351, the County has entered into a Lease Agreement with M. K. Blake Estate Company for the Brighton Greens Resource Center, which includes CalWORKs program office space.

Resolution 16-051 authorized a Sublease Agreement with the Alliance for Workforce Development, Inc., for office space at the Brighton Greens Resource Center consisting of approximately 8% of the approximately 20,000 square feet of leased office space, or 1,673 square feet.

The owner of the Brighton Greens Resource Center, M. K. Blake Estate Company, would like to make two minor changes in the language of the Sublease Agreement. On page 6, paragraph 20, the amendment will remove the condition that the master lease under which the sublease operates would have to be terminated in order for the sublessee to terminate the sublease due to a reduction in program funding. On page 7 under "CONSENT," the amendment changes the last sentence to clarify that the lessor's obligations are as described in the Original Lease rather than the sublease amendment. All other terms and conditions of the Sublease Agreement remain in full force and effect.

Item Initiated by: Tom Coburn

Approved by: Steve Monaghan