



Information and General Services Department

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NEVADA COUNTY BOARD OF SUPERVISORS

Board Agenda Memo

MEETING DATE: January 26, 2016

TO: Board of Supervisors

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

SUBJECT: Resolution approving a Sublease Agreement with 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 Agreement

RECOMMENDATION: Adopt the Resolution

FUNDING: Sublease revenue will be paid through and is included in the Health and Human Services Agency 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.

A Sublease Agreement with the Alliance for Workforce Development, Inc., was entered into and approved on July 21, 2015 for office space located in the County's Maltman Drive leased facility in Grass Valley. The current term of that Sublease expires February 29, 2016 and both parties desire to enter into a new Sublease Agreement 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 rent will be \$1.15 per square foot or \$1,924 per month. Additional expenses include 8% of operational costs associated with the building. Rent shall increase according to County rent and cost increases, in a prorated share, as spelled out in the Lease between the County and the Landlord. The term of this Sublease Agreement shall commence on February 1, 2016 or when finished space is occupied by Alliance and end on June 30, 2021.

Item Initiated by: Tom Coburn

Approved by: Steve Monaghan