



**GENERAL SERVICES AGENCY
PROPERTY MANAGEMENT
COUNTY OF TULARE
AGENDA ITEM**

BOARD OF SUPERVISORS

KUYLER CROCKER
District One
PETE VANDER POEL
District Two
AMY SHUKLIAN
District Three
J. STEVEN WORTHLEY
District Four
MIKE ENNIS
District Five

AGENDA DATE: October 23, 2018

Public Hearing Required	Yes	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>
Scheduled Public Hearing w/Clerk	Yes	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>
Published Notice Required	Yes	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>
Advertised Published Notice	Yes	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>
County Counsel Sign-Off	Yes	<input checked="" type="checkbox"/>	N/A	<input type="checkbox"/>
Meet & Confer Required	Yes	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>
Electronic file(s) has been sent	Yes	<input checked="" type="checkbox"/>	N/A	<input type="checkbox"/>
Budget Transfer (Aud 308) attached	Yes	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>
Personnel Resolution attached	Yes	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>
Agreements are attached and signature line for Chairman is marked with tab(s)/flag(s)				
	Yes	<input checked="" type="checkbox"/>	N/A	<input type="checkbox"/>
CONTACT PERSON: Maria Benavides PHONE: 205-1124				

SUBJECT: Portable Hangar Lease Agreement with Kenneth Pierson

REQUEST(S):

That the Board of Supervisors:

1. Approve a Portable Hangar Lease Agreement for space at Sequoia Field Airport with Kenneth Pierson, for a month-to-month term, at a rate of \$50 per month.
2. Authorize the Chairman to sign the Portable Hangar Lease Agreement.

SUMMARY:

The County of Tulare owns the Sequoia Field Airport located at 36000 Road 112, Visalia in the County of Tulare. The airport contains two hangars recognized as the North and South Hangars as well as vacant land area between the hangars where tenant owned portable hangars can be placed. A vicinity map of the airport is included as Exhibit 1 to this Agenda.

On September 24, 2013, the County entered into a Portable Hangar Lease Agreement with Kenneth Pierson, Tulare County Agreement No. 26282, which calls for a \$45 per month lease rate and is due to expire on October 31, 2018. The proposed lease will become effective November 1, 2018, and provides a month-to-month lease for the placement of a portable hangar at a rate of fifty dollars (\$50) per month, payable in advance on or before the first day of each month.

The premises shall be used for placing one (1) portable hangar that will store one (1) current and validly registered flyable aircraft. The lease also allows the tenant to

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park a motor vehicle on the Premises only while the aircraft is being flown.

Approval of this proposed lease agreement would terminate all terms of Tulare County Lease Agreement No. 26282 on October 31, 2018.

FISCAL IMPACT/FINANCING:

The rental income of \$50 per month will be deposited into Resource Management Agency's Airport revenue budget line 012-231-3050-4807. There is no net County cost to the General Fund.

LINKAGE TO THE COUNTY OF TULARE STRATEGIC BUSINESS PLAN:

The County's Strategic Business Plan includes the Economic Well-Being initiative with a goal to promote economic development opportunities, effective growth management and a quality standard of living. This action to provide space at a County owned airport contributes to the economic wellbeing of this public airport as well as the commercial and private users of the public facility.

ADMINISTRATIVE SIGN-OFF:



Robert Newby
Property Manager

cc: County Administrative Office

Attachment(s)

A - Exhibit 1 – Vicinity Map

B - Portable Hangar Lease Agreement

**BEFORE THE BOARD OF SUPERVISORS
COUNTY OF TULARE, STATE OF CALIFORNIA**

IN THE MATTER OF PORTABLE)
HANGAR LEASE AGREEMENT WITH) Resolution No. _____
KENNETH PIERSON) Agreement No. _____
)

UPON MOTION OF SUPERVISOR _____, SECONDED BY
SUPERVISOR _____, THE FOLLOWING WAS ADOPTED BY THE
BOARD OF SUPERVISORS, AT AN OFFICIAL MEETING HELD _____
_____, BY THE FOLLOWING VOTE:

AYES:
NOES:
ABSTAIN:
ABSENT:

ATTEST: MICHAEL C. SPATA
COUNTY ADMINISTRATIVE OFFICER/
CLERK, BOARD OF SUPERVISORS

BY: _____
Deputy Clerk

1. Approved a Portable Hangar Lease Agreement for space at Sequoia Field Airport with Kenneth Pierson, for a month-to-month term, at a rate of \$50 per month.
2. Authorized the Chairman to sign the Portable Hangar Lease Agreement.

- c. *Each insurance policy required by this agreement shall be endorsed to state that coverage shall not be canceled by either party, except after thirty (30) days prior written notice has been provided to the County.*
- 2. The Workers' Compensation policy shall be endorsed with a waiver of subrogation in favor of the County for all work performed by the Lessee, its employees, agents and sublessees.
 - a. *Waiver of Subrogation. The workers' compensation policy shall be endorsed with a waiver of subrogation in favor of the County for all work performed by the Lessee, its employees, agents and sublessees. Lessee waives all rights against the County and its officers, agents, officials, employees and volunteers for recovery of damages to the extent these damages are covered by the workers compensation and employers liability.*

C. Deductibles and Self-Insured Retentions

Lessee will eliminate self insured retentions as respects this agreement with County or provide a letter of credit or bond to satisfy the self insured retention.

E. Acceptability of Insurance

Insurance must be placed with insurers with a current rating given by A.M. Best and Company of no less than A:VII and a Standard & Poor's Rating (if rated) of at least BBB and from a company authorized to do business in California. Any waiver of these standards is subject to approval by the County Risk Manager.

E. Verification of Coverage

Prior to approval of this Agreement by the County, the Lessee shall file with the submitting department, certificates of insurance with original endorsements effecting coverage and a copy of the declarations page from the policy in effect in a form acceptable to the County. Endorsements must be signed by persons authorized to bind coverage on behalf of the insurer. The County reserves the right to require certified copies of all required insurance policies at any time.