



**Resource Management Agency  
COUNTY OF TULARE  
AGENDA ITEM**

**BOARD OF SUPERVISORS**

ALLEN ISHIDA  
District One  
CONNIE CONWAY  
District Two  
PHILLIP A. COX  
District Three  
J. STEVEN WORTHLEY  
District Four  
MIKE ENNIS  
District Five

**AGENDA DATE:** January 15, 2008

Public Hearing Required	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>
Scheduled Public Hearing w/Clerk	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>
Published Notice Required	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>
Advertised Published Notice	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>
Meet & Confer Required	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>
Electronic file(s) has been sent	Yes	<input checked="" type="checkbox"/>	No	<input type="checkbox"/>	N/A	<input type="checkbox"/>
Budget Transfer (Aud 308) attached	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>
Personnel Resolution attached	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>	N/A	<input checked="" type="checkbox"/>
Resolution, Ordinance or Agreements are attached and signature line for Chairman is marked with tab(s)/flag(s) Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/A <input type="checkbox"/>						
CONTACT PERSON: Celeste Perez    PHONE: 733-6291						

**SUBJECT:** An Amended Agreement between the County of Tulare for the Health and Human Services and C&J Commercial Properties for office space located at 3350 W. Mineral King, in the City of Visalia.

**REQUEST(S):**  
That the Board of Supervisors:

1. Ratify and approve Amended Agreement No. 18196 between the County of Tulare and C&J Commercial Properties for office space located at 3350 W. Mineral King, in the City of Visalia.
2. Find that the Board has authority to enter into the proposed agreement as of December 19, 2007 and that it is in the County's best interest to enter into the agreement on that date.
3. Authorize the Chairman to sign Amended Lease Agreement No. 18196.

**SUMMARY:**  
Tulare County entered into Agreement No. 18196 for approximately 6,545 square feet of office space on May 14, 1996. The agreement was amended on July 25, 2000 to extend the lease term for one year. The Agreement expired on December 31, 2001 and became a month to month tenancy until it was amended on September 14, 2004, at which time the lease was extended for a one year term. On

**SUBJECT:** Amended Agreement between the County of Tulare and C&J  
**DATE:** Commercial Properties

January 15, 2008

October 11, 2005 the lease was again extended for an additional one year term. The December 19, 2006 agreement added one additional year to the lease term and included two, one year options. Health and Human Services is requesting to exercise the first of its two options.

**FISCAL IMPACT/FINANCING:**

Lease costs are \$10,158.76 per month (\$1.55 per square foot) this lease rate includes janitorial. County is responsible for all utilities and telephone. Funding sources will be through State and Federal allocations.

Budget Account Lines:   001-142-1221-3650  
                                  001-142-1224-3650  
                                  001-142-3382-3650

**LINKAGE TO THE COUNTY OF TULARE STRATEGIC BUSINESS PLAN:**

The County's Strategic Business Plan includes the Quality of Life Initiative to promote public health and welfare. Board approval of the Amended Agreement between the County and C&J Commercial Properties will help fulfill this initiative by ensuring supportive services for Health and Human Services clients located in Tulare County.

**ALTERNATIVES:**

The Board can choose not to approve this Agreement and seek other space. This alternative is not recommended as we are currently located at this facility and have been at this facility since 1996.

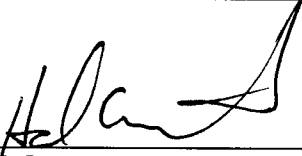
**INVOLVEMENT OF OTHER DEPARTMENTS OR AGENCIES:**

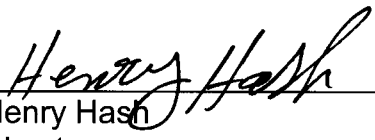
Health and Human Services approved the terms.  
County Counsel reviewed the Amended Agreement and approved as to form.

**SUBJECT:** Amended Agreement between the County of Tulare and C&J  
**DATE:** Commercial Properties

January 15, 2008

**ADMINISTRATIVE SIGN-OFF:**

  
\_\_\_\_\_  
Hal Cypert  
Assistant Director – Support Services

  
\_\_\_\_\_  
Henry Hash  
Director

Cc: Auditor/Controller  
County Counsel  
County Administrative Office (2)

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

IN THE MATTER OF AMENDED )  
AGREEMENT No. 18196 BETWEEN )      RESOLUTION NO. \_\_\_\_\_  
COUNTY OF TULARE AND C&J )      AGREEMENT NO. \_\_\_\_\_  
COMMERCIAL PROPERTIES )

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:    JEAN ROUSSEAU  
              COUNTY ADMINISTRATIVE OFFICER  
              CLERK, BOARD OF SUPERVISORS

BY: \_\_\_\_\_  
   Deputy Clerk

\* \* \* \* \*

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