



Lease Amendment 845 Jackson Street

Real Property Lease Amendment

Providing additional allowance for construction of leasehold improvements

REAL ESTATE DIVISION

San Francisco Department of Public Health
Budget and Finance Committee | April 22, 2026

Background

DPH will lease space at 845 Jackson Street (Chinese Hospital) as a temporary relocation solution while Chinatown Public Health Center undergoes a renovation including seismic retrofit and modernization of building systems (2024 Healthy, Safe & Vibrant GO Bond)

- **The board approved this lease in October 2025**

Proposed Amendments to Lease Agreement

Leasehold Improvements

- Lease included reimbursement for all work related to obtaining State licensing approval for change of use permits
- State requirements for change of use permit has expanded (fire alarm system updates including additional strobe and speaker devices in all rooms)
- **Amendment:** Increase not to exceed from \$300,000 to \$800,000 to obtain change of use permit

Lease Expiration

- Current term: 3 years following Lease commencement or October 29, 2028.
- **Proposed amendment term:** 3 years following Rent commencement or approximately June 2029.



Questions?