

1 [Real Property License - Retroactive - U.S. Department of Homeland Security, U.S. Coast  
2 Guard - 1-199 Forest Road, Building 278, Yerba Buena Island, San Francisco, CA - Initial  
Base Rent \$0]

3 **Resolution retroactively approving and authorizing the Director of Property, on behalf**  
4 **of the San Francisco Police Department, to execute a License of a portion of the real**  
5 **property located at 1-199 Forest Road, Building 278 with U.S. Department of Homeland**  
6 **Security - U.S. Coast Guard, federal government, for an initial term of five years at an**  
7 **initial annual base rent of \$0 effective November 1, 2024, through October 31, 2029; and**  
8 **authorizing the Director of Property to enter into amendments or modifications to the**  
9 **License that do not materially increase the obligations or liabilities to the City and are**  
10 **necessary to effectuate the purposes of the License or this Resolution.**

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12 WHEREAS, The City and County of San Francisco (“City”), San Francisco Police  
13 Department (“SFPD”) serves the community by committing to excellence in law enforcement  
14 and dedication to the people, traditions and diversity of the city; and

15 WHEREAS, SFPD desires to open a police substation to provide ongoing protection of  
16 life and property, crime prevention and reduction of fear of crime on the Yerba Buena Island;  
17 and

18 WHEREAS, SFPD believes this space will enhance operations and better meet their  
19 programmatic needs; and

20 WHEREAS, On behalf of SFPD, the Real Estate Division (“RED”) negotiated a License  
21 Agreement (“License”) with U.S. Department of Homeland Security - U.S. Coast Guard  
22 (“Licensor”) for 2,744 square feet at Sector San Francisco, Building 278 (the “Premises”); and  
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1           WHEREAS, The License provides for a five-year term, at an annual base rent of \$0; a  
2 copy of the proposed license is on file with the Clerk of the Board in File No. \_\_\_\_\_;  
3 and

4           WHEREAS, The Licensee, at its sole expense, shall provide all maintenance,  
5 modifications, or improvements necessary to utilize the Premises, including janitorial, water,  
6 electricity, and HVAC, and

7           WHEREAS, The Premises are licensed as-is and at no cost to Licensor, and

8           WHEREAS, The Director of Property has determined that the base rent is at or below  
9 the fair market value for similar properties and is less per square foot than the requirement for  
10 an independent appraisal under Chapter 23; now, therefore, be it

11           RESOLVED, That in accordance with the recommendations of the, Chief of Police of  
12 SFPD and the Director of Property that the Director of Property is hereby authorized on behalf  
13 of the City and County of San Francisco, as Licensee, is hereby authorized to take all actions  
14 necessary to execute a License at Building 278 on Yerba Buena Island, at a base rent of \$0  
15 for a five year term, effective upon approval of this Resolution by the Board, the Mayor and  
16 execution by the Director of Property; and, be it

17           FURTHER RESOLVED, The Board of Supervisors retroactively approves the License  
18 in substantially the form in the Board's File and authorizes the Director of Property to take all  
19 actions, on behalf of the City to enter into any additions, amendments or other modifications  
20 (including without limitation, the exhibits) to the License that the Director of Property  
21 determines, in consultation with SFPD and the City Attorney, are in the best interests of the  
22 City, do not materially increase the obligations or liabilities of the City, and are necessary or  
23 advisable to complete the transaction and effectuate the purpose and intent of this Resolution  
24 and are in compliance with all applicable laws, including City's Charter; and, be it

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1           FURTHER RESOLVED, That any action taken by the Director of Property and other  
2 officers of the City with respect to the License are hereby approved, confirmed and ratified;  
3 and, be it

4           FURTHER RESOLVED, That within thirty (30) days of the License being fully executed  
5 by all parties, the Director of Property shall provide a copy of the final License executed  
6 agreement to the Clerk of the Board for inclusion into the official file.

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