



City and County of San Francisco
Edwin M. Lee, Mayor

Department of Public Health
Barbara A. Garcia, MPA
Director of Health

June 9, 2016

Honorable Board of Supervisors
City and County of San Francisco
City Hall, 1 Dr. Carlton B. Goodlett Place
San Francisco, California 94102

Re: Lease of 650 Fifth St., San Francisco

Dear Board Members:

Attached for your consideration is a Resolution authorizing the lease renewal by the City for the premises comprising approximately 3,060 square feet with four (4) parking stalls at 650 Fifth St., San Francisco, CA. Since 1999, the premises have been continually used by the Department of Public Health for its Jail Health Services, providing a comprehensive and integrated system of medical, psychiatric and substance abuse services to inmates in San Francisco jails.

The proposed lease of the premises is for an initial term of five (5) years estimated to commence on 7/1/2016, upon approval by the Board of Supervisors and Mayor in their respective sole and absolute discretion.

City shall have one additional three (3) year option period to extend the lease term based on the same terms and conditions except that the rent shall be adjusted to 95% of the then prevailing fair market rent but in no event less than the Base Rent for the lease year prior to commencement of the option term. Said option term is subject to the enactment of a resolution by the Board of Supervisors and the Mayor, in their respective sole and absolute discretion, approving and authorizing the same.

On behalf of the Department of Public Health, the Real Estate Division negotiated the lease at a fair market rent of \$14,790 per month (approximately \$4.83± psf), which remains flat for the initial term. City shall continue to pay for its separately metered electricity. Landlord shall pay the cost of all other utilities and janitorial services.

The Department of Public Health recommends approval of the proposed lease. Funds are available in index code HJAILHLTH-GF.

If you have any questions in this regard, please contact Frank Patt, Deputy Director, Jail Health Services at 415-995-1717 or Claudine Venegas with the General Services Agency's Real Estate Division at 415-554-9872.

Respectfully,



Barbara A. Garcia, MPA
Director of Health

cvh:\650FifthBOSvrltr2016

Attachments

cc: Jennie Louie, Department of Public Health
Frank Patt, Department of Public Health
John Updike, Director, Real Estate Division
Naomi Kelly, City Administrator
Claudine Venegas, Real Estate Division