



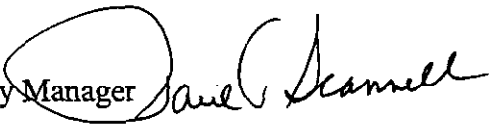
COUNTY OF SAN MATEO
Inter-Departmental Correspondence

County Manager's Office

DATE: May 22, 2003

BOARD MEETING DATE: June 10, 2003

TO: Honorable Board of Supervisors

FROM: Paul T. Scannell, Assistant County Manager 

SUBJECT: Lease agreement with Joseph E. Awender, II and Donna L. Awender for a portion of the office building known as Suite 200 at 2342 El Camino Real, Redwood City for the Women, Infants and Children Supplemental Nutrition Program (WIC) Clinic.

Recommendation

Adopt a resolution authorizing the Board President to execute a Lease Agreement for a portion of the building at 2342 El Camino Real, Redwood City, and authorizing the Assistant County Manager to execute notices and amendments associated with the lease.

Background

Since 1996 the Women, Infants and Children Supplemental Nutrition Program has occupied an office and clinic at 2121 Broadway in Redwood City. The City of Redwood City has condemned the property as part of a redevelopment project and the WIC Clinic must be relocated.

Discussion

The proposed three-year lease of approximately 2,489 rentable square feet of professional office space provides a convenient location for the Clinic. The building also offers a space of ideal size for the staff and new tenant improvements are to be constructed for the needs of the clinic. A market rate of \$4,605 per month (flat for the lease term) or approximately \$1.85 per square foot has been negotiated for the space and the Health Services Agency has approved the terms. The term of the lease is also set to coincide with other leases in the area

to allow for possible co-location of similar services in the future.

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The proposed lease keeps the commitment of responsive, effective and collaborative government and goal number 20: government decisions are based on careful consideration of future impact, rather than temporary relief or immediate gain. The lease of space in this location contributes to this commitment and goal by providing easy access to an important community resource.

Fiscal Impact

The WIC Program is funded by the State Department of Health Services. In addition, a portion of relocation costs and increased rent costs will be paid by the City of Redwood City under federal relocation guidelines.

cc w/enc: D. Penny Bennett, Deputy County Counsel

Cc: Margaret Taylor, Director, Health Services
Sally Brother, Health Services Manager, Child Health Services
Heather Salas, Acting Health Services Manager, WIC Program
Steve Alms, Manager, Real Property Services
Joe Napoliello, Real Property Agent, Real Property Services

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