



STAFF REPORT

Report To: Board of Supervisors

Meeting Date: November 15, 2018

Staff Contact: Jerome Tushbant, Assistant Sheriff

Agenda Title: For Possible Action: To adopt a Resolution pursuant to NRS 277.050, approving the intent to lease approximately 2,330 square feet of the Carson City Sheriff's Office (CCSO) to the State of Nevada's Public Works Division as the Lessee and the Department of Public Safety's Nevada Highway Patrol (NHP) as the Tenant. (Jerome Tushbant; JTushbant@carson.org)

Staff Summary: NHP currently occupies 2,330 square feet of space in the CCSO facility. The CCSO and the NHP wish to continue this space sharing relationship and the NHP, under the Lease Agreement, would pay the CCSO \$2,563.00 per month (\$1.10/square foot) in rent from December 1, 2018 to November 30, 2019; \$2,679.50 per month (\$1.15/square foot) in rent from December 1, 2019 to June 30, 2020; \$2,796.00 per month (\$1.20/square foot) in rent from July 1, 2020 to June 30, 2021; and \$2,912.50 per month (\$1.25/square foot) in rent from July 1, 2021 to June 30, 2022. The Lease Agreement will expire on November 30, 2018 unless renewed.

Agenda Action: Formal Action/Motion

Time Requested: 5 minutes

Proposed Motion

I move to adopt Resolution No. 2018-R-_____ pursuant to NRS 277.050, approving the intent to lease approximately 2,330 square feet of the Carson City Sheriff's Office (CCSO) to the State of Nevada's Public Works Division as the Lessee and the Department of Public Safety's Nevada Highway Patrol (NHP) as the Tenant.

Board's Strategic Goal

Efficient Government

Previous Action

May 21, 2015 - Board of Supervisors adopted resolution 2015-R-20, approving a Lease Agreement between the Carson City Sheriff's Office (CCSO) as the Lessor and the State of Nevada's Public Works Division as the Lessee and the Department of Public Safety's Nevada Highway Patrol (NHP) as the Tenant.

September 20, 2018 - Board of Supervisors adopted Resolution No. 2018-R- 28 pursuant to NRS 277.050, approving the intent to lease approximately 2,330 square feet of the Carson City Sheriff's Office (CCSO) to the State of Nevada's Public Works Division as the Lessee and the Department of Public Safety's Nevada Highway Patrol (NHP) as the Tenant.

Background/Issues & Analysis

NHP has occupied space at the CCSO Facility since May of 2015. Both the CCSO and the NHP wish to continue with this mutually beneficial relationship. Approval of the lease will continue the generation of revenue for the CCSO from an ongoing office space sharing relationship between it and the NHP.

This item was initially brought to the Board of Supervisors on September 20, 2018. While the Board adopted a Resolution approving the intent to lease the space, the Board expressed their desire to continue negotiations with the State in order to increase the lease amount. Since negotiations were not completed in time for the required second hearing to occur on October 4, 2018 as indicated in the Resolution and noticed to the public, a new Resolution must be approved.

If the Board adopts the Resolution approving the intent to lease the space, the second hearing must take place not less than two weeks after the adoption of the Resolution to approve the intent to lease, and is proposed to be scheduled for December 6, 2018 pursuant to the Resolution.

Applicable Statute, Code, Policy, Rule or Regulation

NRS 277.050, NRS 244.2795, and NRS 331.110

Financial Information

Is there a fiscal impact? Yes No

If yes, account name/number: General Fund/ NHP agreement - 101-0000-363-01-03

Is it currently budgeted? Yes No

Explanation of Fiscal Impact: \$28,000 in revenue was budgeted in this account for FY19

Alternatives

Do not move to adopt a resolution pursuant to NRS 277.050, approving the intent to lease approximately 2,330 square feet of the Carson City Sheriff's Office (CCSO) to the State of Nevada's Public Works Division as the Lessee and the Department of Public Safety's Nevada Highway Patrol (NHP) as the Tenant.

Propose modified motion.

Board Action Taken:

Motion: _____

1) _____

2) _____

Aye/Nay

(Vote Recorded By)