



STAFF REPORT

Report To: Board of Supervisors

Meeting Date: December 6, 2018

Staff Contact: Jerome Tushbant, Assistant Sheriff

Agenda Title: For Possible Action: To approve a Lease Agreement pursuant to NRS 277.050 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. (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. Current provisions allow for this contract to be retroactive to December 1, 2018.

Agenda Action: Formal Action/Motion

Time Requested: 5 minutes

Proposed Motion

I move to approve the Lease Agreement as described in the staff report.

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 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. Due to on-going negotiations with the tenant, this hearing was taken off calendar.

November 15, 2018 - Board of Supervisors adopted Resolution No. 2018-R-35 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. Taking this action will continue the generation of revenue for the CCSO from an ongoing office space sharing relationship between it and the NHP.

A Resolution approving the intent to lease was approved by the Board of Supervisors on November 15, 2018. NRS 277.050 requires consideration for adoption of the lease at a public meeting subsequent to the approval of the Resolution where any objections can be heard and then final action can be taken.

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 approve the proposed lease agreement.

Propose modified motion.

Board Action Taken:

Motion: _____

- 1) _____
- 2) _____

Aye/Nay

(Vote Recorded By)