



Contra  
Costa  
County

To: Board of Supervisors  
From: Julia R. Bueren, Public Works Director/Chief Engineer  
Date: March 28, 2017

Subject: Lease - 2380 Bisso Lane, Concord – Health Services Department – Information Technology Division

**RECOMMENDATION(S):**

APPROVE and AUTHORIZE the Public Works Director, or designee, to execute a lease with RIO Properties I, LLC, for 14,041 square feet of rentable office space for the Health Services Department – Information Technology Division, at 2380 Bisso Lane, Suite B in Concord, at an initial annual rent of \$264,528, for the first year with an annual increase thereafter, for a term of twelve years with one ten-year renewal term, under the terms and conditions set forth in the lease.

**FISCAL IMPACT:**

100% General Fund

**BACKGROUND:**

Health Services Department (HSD) has largely maximized the utilization of its current data center at 595 Center Avenue in Martinez. HSD needs additional data center space for its Information Technology Division in Central County. The new lease on Bisso Lane will provide adequate space for future growth of these functions. This lease will also consolidate staff from

☒ APPROVE

☐ OTHER

☒ RECOMMENDATION OF CNTY ADMINISTRATOR

☐ RECOMMENDATION OF BOARD COMMITTEE

Action of Board On: **03/28/2017** ☒ APPROVED AS RECOMMENDED ☐ OTHER

Clerks Notes:

**VOTE OF SUPERVISORS**

AYE: Candace Andersen, District II  
Supervisor  
Diane Burgis, District III  
Supervisor  
Karen Mitchoff, District IV  
Supervisor  
Federal D. Glover, District V  
Supervisor

ABSENT: John Gioia, District I  
Supervisor

I hereby certify that this is a true and correct copy of an action taken and entered on the minutes of the Board of Supervisors on the date shown.

ATTESTED: March 28, 2017

David Twa, County Administrator and Clerk of the Board of Supervisors

By: Stephanie Mello, Deputy

Contact: Julin Perez-Berntsen, (925)  
313-2010

cc:

### BACKGROUND: (CONT'D)

multiple locations into an adequately sized central facility.

RIO Properties (Lessor) is responsible for constructing the tenant improvements in the premises for the County. Lessor is also providing the County with a \$30 per-square-foot allowance for tenant improvements. The County is responsible for the cost of tenant improvements in excess of that amount.

### CONSEQUENCE OF NEGATIVE ACTION:

If this lease is not approved, the Health Services Department – Information Technology Division will continue to operate from multiple locations, and the County will incur additional expenses in finding a new location.

### ATTACHMENTS

Placeholder Draft Lease 2380 Bisso Ln, Concord

Placeholder Draft Work Letter 2380 Bisso Ln, Concord