

RESOLUTION NO. .

BOARD OF SUPERVISORS, COUNTY OF SAN MATEO, STATE OF CALIFORNIA

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RESOLUTION AUTHORIZING: A) THE PRESIDENT OF THE BOARD OF SUPERVISORS TO EXECUTE AN AMENDMENT TO THE LEASE AGREEMENT WITH HARBOR BELMONT ASSOCIATES; AND B) THE COUNTY MANAGER, OR HIS DESIGNEE, TO ACCEPT OR EXECUTE ON BEHALF OF THE COUNTY OF SAN MATEO ANY AND ALL NOTICES, OPTIONS, CONSENTS, APPROVALS, TERMINATIONS, AND DOCUMENTS IN CONNECTION WITH THE LEASE AGREEMENT.

RESOLVED, by the Board of Supervisors of the County of San Mateo, State of California, that

WHEREAS, on March 3, 2009, the County of San Mateo ("County"), as authorized by Resolution No. 69940, entered into a lease agreement with Harbor Belmont Associates ("Landlord") for approximately 59,215 square feet of office space at 400 Harbor Boulevard, Belmont, California (the "Original Lease"); and

WHEREAS, the County and Landlord entered into a First Amendment to Lease Agreement, dated for reference purposes as of January 15, 2013 (the "First Amendment"), to refine the process by which proposed costs are evaluated and approved prior to commencement of construction of Leasehold Improvements; and

WHEREAS, on November 12, 2018, Landlord confirmed receipt and acceptance of the terms in County's Written Notice to Landlord, dated October 30, 2018, to Exercise the First Extension Option of Lease No. 1286 to extend the Lease for a five year period, commencing on March 1, 2019, at a rental rate of \$2.97 per square foot per month, full service, with a \$300,000 tenant improvement allowance; and

WHEREAS, Landlord and County wish to enter into a Second Amendment to the Lease ("Second Amendment"), effective as of March 1, 2019, to convert the rental rate under the Lease to triple net in accordance with the terms of the Second Amendment, which has been presented to this Board for its consideration and acceptance; and

WHEREAS, the Board has considered the form and substance of the Second Amendment and desires to enter into it.

NOW THEREFORE, IT IS HEREBY DETERMINED AND ORDERED that the President of this Board of Supervisors be, and is hereby, authorized and directed to execute said Second Amendment for and on behalf of the County of San Mateo, and the Clerk of this Board shall attest the President's signature thereto; and

IT IS FURTHER DETERMINED AND ORDERED that the County Manager or his designee is hereby authorized to accept or execute on behalf of the County, any and all notices, options, consents, approvals, terminations, and documents in connection with the Second Amendment including, but not limited to, extension or termination of the Lease under the terms set forth therein.

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