

RESOLUTION NO

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

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RESOLUTION AUTHORIZING AND DIRECTING THE DIRECTOR OF DEPARTMENT OF HOUSING, OR DESIGNEE, TO EXECUTE AN AGREEMENT WITH OUR COMMON GROUND, INC. TO LEASE COUNTY OWNED PROPERTY LOCATED AT 750 EL CAMINO REAL IN BELMONT (“PROPERTY”) FOR A MONTHLY PAYMENT OF \$100 AND FOR A TERM OF TWO YEARS FROM THE DATE OF EXECUTION OF THE AGREEMENT, WITH AN OPTION TO EXTEND THE TERM AN ADDITIONAL TWO YEARS, PROVIDED THAT THE PROPERTY IS USED AND OCCUPIED ONLY FOR THERAPEUTIC COMMUNITY RESIDENTIAL CARE FOR PERSONS WITH SUBSTANCE ABUSE HISTORY AND FOR NO OTHER PURPOSE WITHOUT THE COUNTY’S PRIOR WRITTEN CONSENT

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

WHEREAS, on December 15, 2020, County acquired fee interest in the property located at 750 El Camino Real, in Belmont (Assessor Parcel Number 044-222-160) (“Property”), improved with a twelve-bedroom, five-bathroom house on the Property fronting on El Camino Real, together with a separate one-bedroom cottage in the back of the Property, fronting on Middle Road (together the “Premises”), subject to an existing lease with Our Common Ground, Inc (“OCG”); and

WHEREAS, OCG is a provider of transitional housing and related services at several sites in San Mateo County. OCG has provided residential and outpatient treatment services to over 3,000 individuals with substance abuse and mental health problems in San Mateo County and the greater San Francisco Bay Area since 1988; and

WHEREAS, OCG has been operating a transitional housing project at the Property, for more than thirty-two years, serving very low-income residents who have experienced substance abuse and mental health problems, pursuant to a lease from County's predecessor in interest; and

WHEREAS, the transitional housing project on the Property currently houses 21 very low-income tenants; many of whom were formerly homeless; and

WHEREAS, persons experiencing homelessness are at a greater risk of infection and death due to COVID-19, and in response to COVID-19, the County has prioritized the preservation and acquisition of needed housing for the homeless and other vulnerable groups; and

WHEREAS, accordingly, the County acquired the Property to help ensure the continued provision of transitional housing for low-income San Mateo County residents in OCG's programs, many of whom would likely experience homelessness again and be at greater risk of infection from COVID-19 had the Property been sold to another party; and

WHEREAS, the County and OCG desire to replace the existing lease, which was assumed by the County by operation of law upon acquisition of the Property, with a new lease agreement, to provide for the continued operations of OCG, while reducing OCG's monthly payments and allowing OCG to build a reserve to help finance building retrofits, repairs, and improvements to the Property; and

WHEREAS, the County desires to lease to OCG, and OCG desires to receive from the County, the Property, including the Premises, for a monthly payment of \$100

and for a term of two (2) years from the date of execution of the new lease agreement, with an option to extend the term for an additional two years, subject to the terms and conditions contained herein, including that the Premises shall be used and occupied only for therapeutic community residential care for persons with substance abuse history and for no other purpose without the County's prior written consent.

NOW, THEREFORE, IT IS HEREBY DETERMINED AND ORDERED that the Director of the Department of Housing, or designee, be and hereby is authorized and directed to execute an agreement with OCG to lease the Property for a monthly payment of \$100 and for a term of two years from the date of execution of the agreement, with an option to extend the term an additional two years, provided that the Property is used and occupied only for therapeutic community residential care for persons with substance abuse history and for no other purpose without the County's prior written consent.

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