



**BOARD OF SUPERVISORS AGENDA ITEM REPORT
AWARDS / CONTRACTS / GRANTS**

___ Award ☒ Contract ___ Grant

Requested Board Meeting Date: 11/15/2022

or Procurement Director Award: No

Contractor/Vendor Name/Grantor (DBA):

Five-To-Oh Coffee LLC

Project Title/Description:

Coffee Shop/Snack Shop Lease in Historic Courthouse -Amendment 1.

Purpose:

Extend the Lease Term for space in the Historic Courthouse for Five-To-Oh Coffee, LLC. .

Procurement Method:

Exempt Per Section 11.04.020.

Program Goals/Predicted Outcomes:

To extend the Lease Term for Five-To- Oh Coffee, LLC so they can continue to provide coffee, drinks, refreshments and snacks to Building tenants and the general public visiting downtown attractions and contribute to the welcoming community atmosphere of the Historic Courthouse.

Public Benefit:

Provide refreshments to public visiting Visitor Tucson, the new Visitor's Center, University of Arizona Mineral Museum and other Historic Courthouse attractions. Five-To-Oh focuses its menu of locally sourced goods, highlighting Tucson's culture and history. Shop serves visitors to the January 8th memorial and the general public. County will receive revenue from rent and a portion of sales.

Metrics Available to Measure Performance:

Increased foot traffic to area.

Retroactive: No

TO: COB 10/31/22 (1)

Ver: 3

Pgs: 2

OCT28'22PM0357 PD

Contract / Award Information

Document Type: _____ Department Code: _____ Document Number: _____

Commencement Date: _____ Termination Date: _____ Prior Contract Number.(Synergen/CMS): _____

Expense Amount: _____ Revenue Amount: _____

Funding Source(s) required:

Funding from General Fund? If Yes, %:

Contract is fully or partly funded with Federal Funds? If Yes, Is the Contract to vendor or subrecipient?

Were Insurance or Indemnity Clauses modified?

If Yes attach Risk's approval

Vendor is using a Social Security Number?

If Yes, attach the required form per Administrative Procedure 22-10

Amendment / Revised Award Information

Document Type: CTN Department Code: FM Document Number: 21-027

Amendment Number: 1 AMS Version: 3 Prior Contract Number.(Synergen/CMS): n/a

Commencement Date: 12/1/2022 Termination Date: 11/30/2023

____ Expense ☒ Revenue ☒ Increase ____ Decrease Amount This Amendment: \$ 7,800.00Is there Revenue Included? ☒ Yes Dollars \$: 7,800.00

Funding Source(s) required: Rent from Tenant

Funding from General Fund? ☒ No Dollars \$: _____ Percent: _____ %

Grant / Amendment Information (For grants acceptance and awards) ☒ Award ☒ Amendment

Document Type: _____ Department Code: _____ Grant Number: Document Number: _____

Commencement Date: _____ Termination Date: _____ Amendment Number: _____

____ Match Amount: \$ _____ Revenue Amount: _____

All Funding Source(s) required:

Matching Funding from General Fund? ____ If Yes, \$ _____ %: Percent _____

Matching Funding from Other Sources? YES If Yes, \$ _____ %: Percent _____

Funding Source(s) required:

If Federal Funds are received, is funding coming directly from the Federal Government or passed through other organization(s)?

Contact: Kevin Button

Phone: 520-724-8230

Department: Facilities Management

Department Director Signature:  Date: 9/27/2022Deputy County Administrator Signature:  Date: 10/28/2022County Administrator Signature:  Date: 10/28/2022

Pima County Department of Facilities Management

Project: Coffee Shop/Snack Shop Lease in Historic Courthouse -Amendment 1

Contractor: Five-To-Oh Coffee LLC

Contract No.: CTN-FM-21-027

Contract Amendment No.:01

Orig. Contract Term: 12/01/2020 - 11/30/2022	Orig. Amount:	\$ 7,800.00
Termination Date Prior Amendment: n/a	Prior Amendments Amount:	\$ 0.00
Termination Date This Amendment: 11/30/2023	This Amendment Amount:	\$ 7,800.00
	Revised Total Amount:	\$15,600.00

AMENDMENT ONE

This first amendment ("**Amendment**") is made by and between Pima County, a political subdivision of the State of Arizona ("**County**") and **Five-To-Oh Coffee LLC**, an Arizona for-profit limited liability company ("**Tenant**"). County and Tenant are each individually a "Party" and collectively the "Parties."

The parties agree to amend the above-referenced contract as follows:

1. Background and Purpose.

1.1. Background. On December 1, 2020, County and Tenant entered into Lease agreement ("**Agreement**") for approximately 118 square feet of space within the Historical Courthouse located at 115 N. Congress (the "**Premises**"), and described more specifically in the Agreement. The Term of the Agreement expires on November 30, 2022. The Agreement included an Option to Extend the Initial Term for up to three additional 1-year periods ("**Extension Term**").

1.2. Purpose. Tenant wishes to exercise its option to extend and County approves.

2. Term. The parties agree to extend the contract term for one additional year commencing on 12/1/2022 ("**Commencement Date**") and terminating on 11/30/2023. If the Commencement Date is before the date this Amendment is fully-executed (the "**Effective Date**"), the parties will, for all purposes, deem the Amendment to have been in effect as of the Commencement Date.

All other provisions of the Contract not specifically changed by this Amendment remain in effect and are binding upon the parties.

PIMA COUNTY

Chair, Board of Supervisors

Date

Five-To-Oh Coffee LLC



Authorized Officer Signature

ERIC HARDING / OWNER

Printed Name and Title

10/27/22

Date

ATTEST

Clerk of the Board

Date

APPROVED AS TO CONTENT



Lisa Josker, Director, Facilities Management

10/27/2022

Date

APPROVED AS TO FORM



Deputy County Attorney

Bobby Yu

Print DCA Name

10/28/2022

Date