



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

☐ Award ☒ Contract ☐ Grant

Requested Board Meeting Date: 5/5/2020

\* = *Mandatory, information must be provided*

or Procurement Director Award ☐

**\*Contractor/Vendor Name/Grantor (DBA):**

Arizona Board of Regents for and on behalf of the University of Arizona

**\*Project Title/Description:**

Sixth Amendment to Lease CTN-FM-15\*056 with UA ASHline, Arizona Smokers Helpline, which extends Lease and increases rent.

**\*Purpose:**

This six amendment extends Lease term for one additional year, includes three one-year options to extend and increases rental rate. UA ASHline provides telephone coaching and support services to people seeking to stop using tobacco products.

**\*Procurement Method:**

"Exempt pursuant to Pima County Code section 11.04.020"

**\*Program Goals/Predicted Outcomes:**

ASHline provides free services directly to people who want to stop smoking, to employers who want to provide a tobacco cessation program and to healthcare providers who refer people to ASHline. Free services include telephone coaching, on-line programs and coaching as well as other resources and support.

**\*Public Benefit:**

Assists people who want to stop using tobacco products resulting in improved lifestyle, which will more productively contribute to general community economics and as well as societal culture.

**\*Metrics Available to Measure Performance:**

Supports BOS Policy C 3.18 "Tobacco-Free Environment"; continued funding for program; continued use by individuals, continued referrals to program and successful assistance to business' to implement tobacco cessation programs for employees

**\*Retroactive:**

No

TO: COB 4/22/2020 (1)  
Vers.: 8  
Pgs.: 3

**Contract / Award Information**

Document Type: \_\_\_\_\_ Department Code: \_\_\_\_\_ Contract Number (i.e., 15-123): \_\_\_\_\_

Effective Date: \_\_\_\_\_ Termination Date: \_\_\_\_\_ Prior Contract Number (Synergen/CMS): \_\_\_\_\_

☐ Expense Amount: \$\* \_\_\_\_\_ ☐ Revenue Amount: \$ \_\_\_\_\_**\*Funding Source(s) required:**Funding from General Fund? ☐ Yes ☐ No If Yes \$ \_\_\_\_\_ % \_\_\_\_\_Contract is fully or partially funded with Federal Funds? ☐ Yes ☐ No**If Yes, is the Contract to a vendor or subrecipient?** \_\_\_\_\_Were insurance or indemnity clauses modified? ☐ Yes ☐ No*If Yes, attach Risk's approval.*Vendor is using a Social Security Number? ☐ Yes ☐ No*If Yes, attach the required form per Administrative Procedure 22-10.***Amendment / Revised Award Information**

Document Type: CTN Department Code: FM Contract Number (i.e., 15-123): 15\*056

Amendment No.: 6 AMS Version No.: 8

Effective Date: ~~7/1/2020~~ 6/30/2020 *[Signature]* New Termination Date: 6/30/2021

Prior Contract No. (Synergen/CMS): \_\_\_\_\_

☐ Expense or ☐ Revenue ☐ Increase ☐ Decrease Amount This Amendment: \$ \_\_\_\_\_Is there revenue included? ☒ Yes ☐ No If Yes \$ 110,922.24**\*Funding Source(s) required:** Revenue ContractFunding from General Fund? ☐ Yes ☒ No If Yes \$ \_\_\_\_\_ % \_\_\_\_\_**Grant/Amendment Information** (for grants acceptance and awards) ☐ Award ☐ Amendment

Document Type: \_\_\_\_\_ Department Code: \_\_\_\_\_ Grant Number (i.e., 15-123): \_\_\_\_\_

Effective Date: \_\_\_\_\_ Termination Date: \_\_\_\_\_ Amendment Number: \_\_\_\_\_

☐ Match Amount: \$ \_\_\_\_\_ ☐ Revenue Amount: \$ \_\_\_\_\_**\*All Funding Source(s) required:****\*Match funding from General Fund?** ☐ Yes ☐ No If Yes \$ \_\_\_\_\_ % \_\_\_\_\_**\*Match funding from other sources?** ☐ Yes ☐ No If Yes \$ \_\_\_\_\_ % \_\_\_\_\_**\*Funding Source:** \_\_\_\_\_**\*If Federal funds are received, is funding coming directly from the Federal government or passed through other organization(s)?** \_\_\_\_\_

Contact: Kevin Button

Department: Facilities Management

Telephone: 520-724-8230

Department Director Signature/Date: *[Signature]* 4/22/2020Deputy County Administrator Signature/Date: *[Signature]* 4/22/2020County Administrator Signature/Date: *[Signature]* 4/22/2020*(Required for Board Agenda/Addendum Items)*

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**PIMA COUNTY DEPARTMENT OF FACILITIES MANAGEMENT**

**LEASE:** 3950 South Country Club Road, Suite #300, Tucson, Arizona

**TENANT:** Arizona Board of Regents for and on behalf of the University of Arizona

**LEASE NO.:** CTN-FM-15\*056

**LEASE AMENDMENT NO.:** Six (6)

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<b>ORIGINAL LEASE TERM:</b>	12/1/14 - 06/30/15	<b>ORIG. LEASE AMOUNT:</b>	\$54,012.42
<b>TERMINATION DATE PRIOR AMENDMENT:</b>	06/30/20	<b>PRIOR AMENDMENTS:</b>	\$542,606.00
<b>TERMINATION THIS AMENDMENT:</b>	06/30/21	<b>AMOUNT THIS AMEND.:</b>	\$110,922.24
		<b>REVISED LEASE AMOUNT:</b>	\$653,528.24

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**SIXTH AMENDMENT TO LEASE  
3950 SOUTH COUNTRY CLUB ROAD, SUITE #300  
TUCSON, ARIZONA**

1. **DEFINED TERMS.** For purposes of this Sixth Amendment, the following terms have the meanings set forth below:

1.1. **Landlord:** Pima County, a political subdivision of the State of Arizona (hereinafter referred to as "Landlord")

1.2. **Tenant:** ARIZONA BOARD OF REGENTS for and on behalf of the University of Arizona.

1.3. **Leased Premises:** Suite #300 in the building located on the third floor of 3950 S. Country Club Road, Tucson, Arizona, and known as the Abrams Public Health Building (the "**Building**"), consisting of approximately 5,252 usable square feet.

1.4. **Lease:** The Lease for the Leased Premises naming Tenant as tenant, which commenced on December 1, 2014, and was amended on June 16, 2015, June 21, 2016, June 6, 2017 and May 1, 2018, July 01, 2019.

2. **BACKGROUND.**

2.1. **Prior Term.** The original term of the Lease, plus all the original extension options, which Tenant exercised, expired on June 30, 2019. After publication under A.R.S. § 11-256.01, Tenant and Landlord entered into a fifth amendment to the Lease (the "**Fifth Amendment**") that further extended the Term to June 30, 2020, and gave the Tenant 4 additional one-year extension options after that. Tenant wishes to remain in the Premises. Tenant's use of the Premises for its ASHLine program complements the public health nature of the Building.

3. **MODIFICATION OF LEASE.** Landlord and Tenant hereby agree to modify the terms of the Lease as follows:

3.1. Extension of Lease: The Term of the Lease is hereby extended for one (1) additional year from June 30, 2020 to June 30, 2021.

3.2. Options to Extend. Tenant has three remaining one-year extension options as provided in the Fifth Amendment.

3.3. Rent. As provided in the Fifth Amendment, the base rent for the one-year extension period is \$75,733.84, which is \$6,311.15 per month. If Tenant elects to further extend the Term, base rent will increase as provided in the Fifth Amendment.

4. **REMAINING LEASE TERMS UNCHANGED.** Except as modified as provided in this Sixth Amendment to Lease, all of the terms and conditions of the Lease will remain in full force and effect.

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**IN WITNESS WHEREOF**, the parties hereto have executed this Sixth Amendment on the day, month and year written below.

**LANDLORD:**

PIMA COUNTY, a political subdivision of  
the State of Arizona

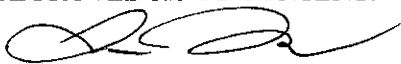
\_\_\_\_\_  
Chair, Board of Supervisors

Date \_\_\_\_\_

ATTEST:

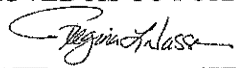
\_\_\_\_\_  
Julie Castaneda, Clerk of the Board

APPROVED AS TO CONTENT:

  
\_\_\_\_\_  
Lisa Josker, Director, Facilities Management

Date 4/22/2020

APPROVED AS TO FORM:

  
\_\_\_\_\_  
Regina L. Nassen, Deputy Pima County Attorney

Date 4/21/2020

**TENANT:**

ARIZONA BOARD OF REGENTS  
FOR THE UNIVERSITY OF ARIZONA

*Bruce M Vaughan*

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Bruce M. Vaughan  
Director, Real Estate Administration

Date Apr 20, 2020