

## **Board of County Commissioners Agenda Request**

**Date of Meeting:** March 6, 2018

**Date Submitted:** February 20, 2018

**To:** Honorable Chairperson and Members of the Board

**From:** Dee Jackson, Interim County Administrator  
Jeffrey A. Price, Senior Management & Budget Analyst

**Subject:** Approval to Extend the Current Lease Agreement with the USDA  
for the FSA Service Office

---

### **Statement of Issue:**

This agenda item seeks Board approval to extend the current lease agreement with the United States Department of Agriculture (USDA) through January 31, 2019.

### **Background:**

At the January 17, 2017 Board meeting, the Board approved to extend the current lease with USDA for space in the Agriculture building through June 30, 2018. In prior discussions with representatives from USDA, it was presumed that the County would have the new Agriculture building complete by then. The goal was to update the contract after the new building is complete.

### **Analysis:**

By signing this lease agreement, the County and USDA will be in agreement through January 31, 2019.

### **Fiscal Impact:**

The County will continue to receive the monthly lease payment of \$2,048.00.

### **Options:**

1. Approve the extension of the lease agreement with the United States Department of Agriculture (USDA) through January 31, 2019 and authorize the Chairperson to sign.

2. Do not approve.
3. Board direction.

**Interim County Administrator's Recommendation:**

Option 1

**Attachment(s):**

1. USDA lease agreement No.5.

<p align="center"><b>GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE</b></p> <p align="center"><b>LEASE AMENDMENT</b></p>	<p>LEASE AMENDMENT No. 5</p> <p>TO LEASE NO. <u>GS- Gadsden County, Florida USDA Service Center</u></p>
<p align="center">ADDRESS OF PREMISES</p> <p>2144 West Jefferson Street, Quincy, FL 32351</p>	<p>PDN Number: N/A</p>

**THIS AMENDMENT** is made and entered into between Gadsden County Board of County Commissioners

whose address is: P.O Box 1799  
Quincy, FL 32351

hereinafter called the Lessor, and the **UNITED STATES OF AMERICA**, hereinafter called the Government:

**WHEREAS**, the parties hereto desire to amend the above Lease, to replace the Assignment of Claims Clause. .

**WHEREAS**, the parties hereto desire to amend the above Lease to extend lease term.

NOW THEREFORE, these parties for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, covenant and agree that the said Lease is amended, effective upon execution by the Government as follows:

1. Effective upon execution by the Government, the lease period of the above described premises will be extended from **February 1, 2018** through **January 31, 2019**.
2. The Government will pay the Lessor annual rent of **\$24,576.00** payable at the rate of **\$2,048.00** per month (representing **\$8.00** per **3,072** net useable square feet) in arrears.
3. The Lessor must have an active/updated registration in the System for Award Management (SAM) System (<https://www.sam.gov>) upon receipt of this lease Amendment. The Government will not process rent payments to Lessors without an active/updated SAM Registration

This Lease Amendment contains 1 pages.

All other terms and conditions of the lease shall remain in force and effect.

IN WITNESS WHEREOF, the parties subscribed their names as of the below date.

**FOR THE LESSOR:**

**FOR THE GOVERNMENT:**

Signature: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_  
Entity Name: \_\_\_\_\_  
Date: \_\_\_\_\_

Signature: \_\_\_\_\_  
Name: Michael Hajjar  
Title: Lease Contracting Officer  
GSA, Public Buildings Service,  
Date: \_\_\_\_\_

**WITNESSED FOR THE LESSOR BY:**

Signature: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_  
Date: \_\_\_\_\_

**SAM Search Results**  
**List of records matching your search for :**

**Record Status: Active**  
**DUNS Number: 060237690**  
**Functional Area: Entity Management, Performance Information**

ENTITY	GADSDEN, COUNTY BOARD OF COMMISSIONERS	Status:Active
DUNS: 060237690	+4:	CAGE Code: 5EQY6 DoDAAC:
Expiration Date: Jun 27, 2018	Has Active Exclusion?: No	Debt Subject to Offset?: No
Address: STE 9 E JEFFERSON ST		
City: QUINCY	State/Province: FLORIDA	
ZIP Code: 32351-2405	Country: UNITED STATES	



United States  
Department of  
Agriculture

Farm and Foreign  
Agricultural  
Services

Farm Service  
Agency

355 E St, SW  
10<sup>th</sup> Floor  
Washington, DC  
20024

January 25, 2018

**Jeff Price, OMB**  
**Gadsden County BOCC**  
**P.O. Box 1799**  
**Quincy, FL 32353**

Re: USDA Service Center,; FSA Service Office – Gadsden County, Florida  
**2144 West Jefferson St, Quincy, FL**  
**Lease Extension**

Dear Jeff Price,

Enclosed please find a fully executed original of the Lease Amendment for the above referenced FSA Service Office, which extended the lease term through 1/31/2018. Please retain this original document for your files.


Please note, as this lease has once again gone into holdover status, USDA will be sending another amendment for extension. This will allow the government and the Gadsden County time to work out a long term lease agreement.  
Thank you again for your cooperation.

If you have any questions concerning this transaction, please contact me at (202) 401-0041 or via email at [michael.hajjar@wdc.usda.gov](mailto:michael.hajjar@wdc.usda.gov)

Sincerely,

Michael Hajjar  
Real Property Leasing Officer

USDA is an Equal Opportunity Provider and Employer.

	LEASE AMENDMENT NUMBER - 4
	TO LEASE NO. GADSDEN COUNTY Florida USDA Service Center
USDA LEASE AMENDMENT	2144 West Jefferson Street, Quincy, FL 32351

THIS AGREEMENT, made and entered into this date by and between

Gadsden County Board of County Commissioners

Whose address is: P.O Box 1799  
Quincy, FL 32351

Hereinafter called the Lessor, and the UNITED STATES OF AMERICA, hereinafter called the Government:

WHEREAS, the parties hereto desire to amend the above Lease to establish beneficial occupancy and payment of rent.

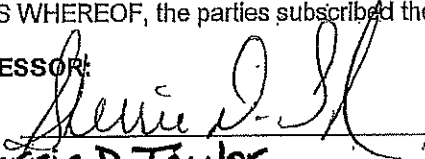
NOW THEREFORE, these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended, effective upon execution by the Government, as follows:

- A. This Lease Agreement (LA) is issued to extend the lease term beginning January 1, 2017 and expiring ~~June 30,~~ <sup>January 31</sup> 2018.
- B. The Government shall pay the annual rent rate \$24,576.00 payable at the rate of \$2,048.00 per month (representing \$8.00 per square foot at 3,072 square feet) in arrears.
- C. The Lessor must have an active registration in the System for Award Management (SAM) System (via the Internet at <https://www.sam.gov>) prior to lease approval and throughout the life of the lease. To remain active, the Lessor must update or renew its registration annually. The Government will not process rent payments to Lessors without an active SAM Registration.
- D. Pursuant to U.S. Government Lease for Real Property, dated 7/12/2004, the Government reserves the right to terminate this lease or decrease the amount of space at any time by giving at least 120 days notice in writing.

This Lease Amendment contains 1 pages.

All other terms and conditions of the lease shall remain in force and effect.  
IN WITNESS WHEREOF, the parties subscribed their names as of the below date.

FOR THE LESSOR:

Signature: 

Name: Sherrie D. Taylor

Title: Chairperson

Entity Name: Gadsden County Board

Date: FEB 10 2016

FOR THE GOVERNMENT:

Signature: 

Name: Michael Hajjar

Title: Lease Contracting Officer

USDA Farm Service Agency

Date: FEB 10 2016

WITNESSED FOR THE LESSOR BY:

Signature: 

Name: Nicholas Thomas

Title: Clerk of Court

Date: FEB 10 2016

