

CITY OF SANTA BARBARA WATERFRONT DEPARTMENT

MEMORANDUM

Date: April 20, 2017
To: Harbor Commission
From: Scott Riedman, Waterfront Director
Subject: **Proposed Lease Agreement with Maryanski and Turner**

RECOMMENDATION:

That Harbor Commission review and recommend City Council approval of a five-year lease agreement with Alexandra Maryanski and Jonathan Turner at an average initial base rent of \$434.75 per month, for the approximately 167 square feet of second floor office space, designated as 125 Harbor Way, Suite 21.

DISCUSSION:

Alexandra Maryanski and Jonathan Turner (Maryanski and Turner), professors at the University of California at Riverside, have been tenants at 125 Harbor Way #21 since March 2011. They were selected as the tenants of the 167 square foot second floor office space after a competitive Request for Proposals process. Maryanski and Turner use the office as a field station for researching the Chumash culture in association with UCSB and Santa Barbara City College.

The basic terms of the proposed lease are as follows:

- **Term:** Three year term;
- **Base Rent:** \$434.75 per month (\$2.60 / square foot);
- **Percentage Rent:** N/A;
- **Annual Rent Adjustment:** Cost of Living increases based on the Consumer Price Index (CPI); and,
- **Permitted Use:** Business office.

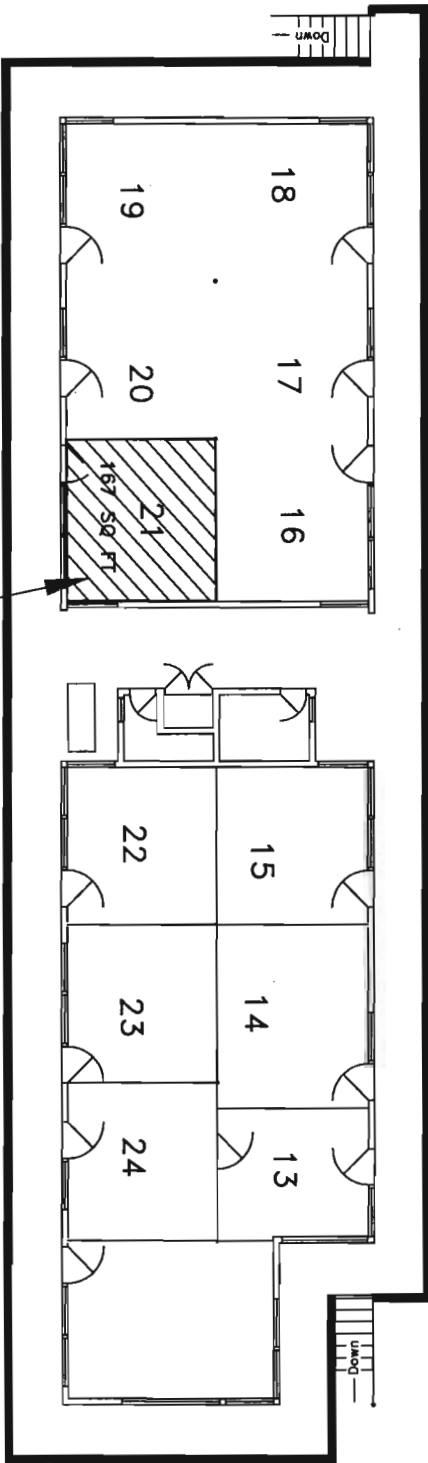
Maryanski and Turner are considered by the Department to be tenants in good standing as they are prompt with rent payments and have no lease compliance problems on file.

A copy of the proposed lease agreement is available in the Waterfront Department's office located at 132-A Harbor Way.

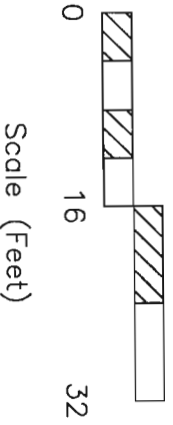
Attachment: Site Map

Prepared by: Brian Bosse, Waterfront Business Manager

2ND FLOOR
 125 HARBOR WAY
 #21
 167 SQ FT



PROPOSED LEASE AREA



Scale (Feet)



LEASE AREA - Exhibit "A"
 Room 21

REVISIONS		DATE:	APPROVED BY:	DRAWN BY:
		1/8/08		T. Lovvler
		ADDRESS:	City of Santa Barbara	
			Waterfront Department	
			SHEET NO.	1 of 1
			DRAWING NO.	1250-003