



Contract Number

SAP Number

## Real Estate Services Department

<b>Department Contract Representative</b>	Terry W. Thompson, Director
<b>Telephone Number</b>	(909) 387-5000
<b>Contractor</b>	Tri-City Property, LLC
<b>Contractor Representative</b>	Joon Choi, Managing Member
<b>Telephone Number</b>	
<b>Contract Term</b>	Approximately 11 years, projected commencement February 1, 2023
<b>Original Contract Amount</b>	\$12,851,692
<b>Amendment Amount</b>	
<b>Total Contract Amount</b>	\$12,851,692
<b>Cost Center</b>	9300001000
<b>GRC/PROJ/JOB No.</b>	
<b>Internal Order No.</b>	

**Briefly describe the general nature of the contract:** This Lease Agreement is for a term of approximately 11 years, with a projected period of February 1, 2023 through June 30, 2034, subject to the landlord's completion of certain turnkey tenant improvements, with one five-year extension option for 29,582 square feet of office space from Tri-City Property, LLC located at 451 Vanderbilt Way, Suites 400 and 425 San Bernardino.

### FOR COUNTY USE ONLY

Approved as to Legal Form

► Please See Signature Page.  
Agnes Cheng, Deputy County Counsel

Date \_\_\_\_\_

Reviewed for Contract Compliance

► \_\_\_\_\_

Date \_\_\_\_\_

Reviewed/Approved by Department

► \_\_\_\_\_  
Lyle Ballard, Real Property Manager, RESD

Date \_\_\_\_\_