



COUNTY OF SAN LUIS OBISPO
BOARD OF SUPERVISORS
AGENDA ITEM TRANSMITTAL

(1) DEPARTMENT Administrative Office	(2) MEETING DATE 6/19/2018	(3) CONTACT/PHONE Guy Savage (805) 781-5011
(4) SUBJECT Request to approve Amendment #1 to the Memorandum of Agreement with the Cities of Arroyo Grande, Atascadero, Grover Beach, Morro Bay, Paso Robles, Pismo Beach and San Luis Obispo for the allocation of construction and financing costs for a replacement Animal Services Shelter. All Districts.		
(5) RECOMMENDED ACTION It is recommended that the Board approve Amendment #1 to the Memorandum of Agreement with the Cities of Arroyo Grande, Atascadero, Grover Beach, Morro Bay, Paso Robles, Pismo Beach and San Luis Obispo for the allocation of construction and financing costs for a replacement Animal Services Shelter.		
(6) FUNDING SOURCE(S) N/A	(7) CURRENT YEAR FINANCIAL IMPACT \$0.00	(8) ANNUAL FINANCIAL IMPACT \$0.00
(9) BUDGETED? N/A		
(10) AGENDA PLACEMENT <input checked="" type="checkbox"/> Consent <input type="checkbox"/> Presentation <input type="checkbox"/> Hearing (Time Est. _____) <input type="checkbox"/> Board Business (Time Est. _____)		
(11) EXECUTED DOCUMENTS <input type="checkbox"/> Resolutions <input checked="" type="checkbox"/> Contracts <input type="checkbox"/> Ordinances <input type="checkbox"/> N/A		
(12) OUTLINE AGREEMENT REQUISITION NUMBER (OAR) N/A		(13) BUDGET ADJUSTMENT REQUIRED? BAR ID Number: N/A <input type="checkbox"/> 4/5 Vote Required <input checked="" type="checkbox"/> N/A
(14) LOCATION MAP N/A	(15) BUSINESS IMPACT STATEMENT? No	(16) AGENDA ITEM HISTORY <input type="checkbox"/> N/A Date: <u>February 28, 2017</u>
(17) ADMINISTRATIVE OFFICE REVIEW This item was prepared by the Administrative Office		
(18) SUPERVISOR DISTRICT(S) All Districts		



COUNTY OF SAN LUIS OBISPO

TO: Board of Supervisors

FROM: Administrative Office / Guy Savage

DATE: 6/19/2018

SUBJECT: Request to approve Amendment #1 to the Memorandum of Agreement with the Cities of Arroyo Grande, Atascadero, Grover Beach, Morro Bay, Paso Robles, Pismo Beach and San Luis Obispo for the allocation of construction and financing costs for a replacement Animal Services Shelter. All Districts.

RECOMMENDATION

It is recommended that the Board approve Amendment #1 to the Memorandum of Agreement with the Cities of Arroyo Grande, Atascadero, Grover Beach, Morro Bay, Paso Robles, Pismo Beach and San Luis Obispo for the allocation of construction and financing costs for a replacement Animal Services Shelter.

DISCUSSION

This is a request to approve Amendment #1 (see attachment) to the Memorandum of Agreement (MOA) with the seven cities for the construction and financing of a new Animal Shelter. The original was signed by your Board on February 28, 2017. Since that time, three cities (Atascadero, Arroyo Grande, and Paso Robles) exercised an early termination clause of the MOA. Following lengthy conversations with various cities' elected officials and staff, Amendment #1 was developed to bring those cities back into the MOA. The primary focus of the cities during the negotiations of Amendment #1 was reduction in both construction and on-going operational costs. Amendment #1 addresses these by lowering the overall construction costs to the cities by \$1M, a cost that will be borne by the County, and introducing language that is expected to reduce animal intakes and over-night stays, thereby lowering operational costs.

The current Animal Services shelter was constructed in approximately 1975 on a site which had formerly been a landfill utilized in the 1940's by the US Army and Camp San Luis Obispo. As initially designed, the structure totaled 6,600 square feet and was intended primarily for the kenneling of dogs, with less than 38 square feet dedicated to the care and housing of cats; no accommodations were made for other types of animals. Since then, additional building modifications were constructed to accommodate dog runs adjacent to the kennels, corrals for ranch animals, a small structure for cats, night drop-off kennels, an expansion for staff administration, and renovation for the public lobby.

Current industry standards and public expectations of animal shelters have shifted substantially and many of the shelter's original design features and characteristics are now outdated or inconsistent with the current understanding of humane animal sheltering. The consequences of these design issues relative to their impact on humane animal care are further compounded by the effects of deferred maintenance, heavy utilization, and harsh environmental conditions. Over time, roofing leaks have developed, walls and door frames have begun to deteriorate, and the capacity of electrical and drainage systems have been overloaded. The lack of heating, poor ventilation, and general facility layout promotes stress, illness, and behavioral problems in sheltered animals. The austere and unwelcoming environment often discourages the general public from visiting or lingering at the shelter and thus has an adverse effect on adoption and stray reclaim rates.

Over the past decade, efforts to incrementally improve the facility were hampered by a multitude of problems, some of the most significant of which were related to the fact that the facility sits atop an abandoned Camp San Luis Obispo landfill.

OTHER AGENCY INVOLVEMENT/IMPACT

City representatives have represented the cities interests in discussions with the County Administrative Office, leading to the development of the recommended Amendment. All seven cities are expected to take the Amendment to their respective City Councils by the end of July, 2018.

FINANCIAL CONSIDERATIONS

Cost for the construction and on-going operations of the Animal Shelter will be shared based on a formula between all participating jurisdictions. This item shifts \$1M of previously shared costs to the County.

RESULTS

Approval of the Amendment by the County and each of the seven cities will continue the collaboration between all the participating jurisdictions. Replacing the current deficient building with a suitable one will allow for the humane care of the animals in the County's care, helping achieve the County's vision for a safe, healthy and livable community.

ATTACHMENTS

1. Amendment #1 to the MOU between the County and cities, dated 6/5/2018.