Procurement Summary **GSA Public Buildings Service**

U.S. GOVERNMENT

4CA1478

General Services Administration (GSA) seeks to lease the following space:

State:	California
City:	Santa Rosa
Delineated Area:	North – College Ave. to 4th St. East – Farmer's Lane to Hwy. 12 South – Hwy. 12 West – N. Dutton Ave. (See attached map)
Minimum Sq. Ft. (ABOA):	4,086
Maximum Sq. Ft. (ABOA):	4,290
Space Type:	Office
Parking Spaces (Total):	6 reserved parking spaces
Full Term:	15 years
Firm Term:	10 years
Option Term:	5 years
Additional Requirements:	1. The Space shall be located in professional and prestigious buildings, with surrounding development that is well-maintained and consistent with a professional image as determined by the Lease Contracting Officer. 2. Space must be on the 2nd Floor or higher. 3. Proposed space must be contiguous, not located on a subfloor or underground, top floor options will not have rooftop access and will require additional security measures. 4. The building cannot be within 1,000 feet of a school or childcare facility.

	5. The floor load for an area of approximately 100 Rentable Square Feet must be able to support approximately 1,300 lbs. or greater to support heavy duty storage or equipment. 6. The proposed facility must not be located within a building housing the US Immigration and Customs Enforcement (ICE).

Offered space must meet Government requirements for fire safety, accessibility, seismic, and sustainability standards per the terms of the Lease. A fully serviced lease is required. Offered space shall not be in the 1-percent-annual chance floodplain (formerly referred to as "100-year" floodplain).

Entities are advised to familiarize themselves with the telecommunications prohibitions outlined under Section 889 of the FY19 National Defense Authorization Act (NDAA), as implemented by the Federal Acquisition Regulation (FAR). For more information, visit: *https://acquisition.gov/FAR-Case-2019-009/889_Part_B.*

Initial Offers Due:	July 13, 2026
Occupancy (Estimated):	October 14, 2027

Government Contact Information

Lease Contracting Officer	Susan Baghdikian
Broker	Bruce Keyes – Cushman & Wakefield