



AT THE SOUTHERN NEVADA HEALTH DISTRICT

**TO: SOUTHERN NEVADA COMMUNITY HEALTH CENTER GOVERNING BOARD**

**DATE: December 19, 2023**

**RE: *Approval of Amendment A03 to Lease Agreement between All Saints' Episcopal Church and Southern Nevada Community Health Center.***

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**PETITION #01-24**

**That the Southern Nevada Community Health Center Governing Board approve Amendment A03 to extend the Lease Agreement between All Saints' Episcopal Church and Southern Nevada Community Health Center for one year to December 31, 2024.**

**PETITIONERS:**

**Fermin Leguen, MD, MPH, Executive Director** *FL*

**Randy Smith, FQHC Operations Officer** *RS*

**DISCUSSION:**

Amendment A03 extends the lease agreement (C2200058) between All Saints' Episcopal Church (ASEC) and Southern Nevada Community Health Center (SNCHC) for one year to December 31, 2024. The agreement between ASEC and SNCHC allows for the use of a portion of the premises as a clinic location for the purpose of providing health services to the community in the form of in-person medical visits and/or telemedicine services.

**FUNDING:**

Funding will be through SNCHC general funds.



**AMENDMENT A03 TO  
LEASE AGREEMENT  
BETWEEN  
ALL SAINTS' EPISCOPAL CHURCH  
AND  
SOUTHERN NEVADA HEALTH DISTRICT  
C2200058**

THIS AMENDMENT A03 IS MADE WITH REFERENCE TO LEASE AGREEMENT for the lease of real property ("Lease"), Effective Date November 1, 2021, and as amended on May 2, 2022 and January 1, 2023, by and between All Saints' Episcopal Church, a not-for-profit faith-based community organization ("Lessor") and the Southern Nevada Health District ("Lessee") (individually "Party," collectively "Parties").

WHEREAS, the Parties mutually desire to extend the term of the Lease, and to further clarify Lessor details.

NOW, THEREFORE, pursuant to Subsection 2.01 of the Agreement, the Parties agree to amend the Agreement as follows:

- 1) The title block of the Agreement is hereby deleted in its entirety and replaced with the following:

**LEASE AGREEMENT  
BETWEEN  
ALL SAINTS' EPISCOPAL CHURCH  
AND  
SOUTHERN NEVADA HEALTH DISTRICT  
DOING BUSINESS AS  
SOUTHERN NEVADA COMMUNITY HEALTH CENTER  
C2200058**

- 2) The first paragraph of the Agreement is hereby deleted in its entirety and replaced with the following:

THIS LEASE AGREEMENT for the lease of real property ("Lease") is made by and between All Saints' Episcopal Church, a not-for-profit faith-based community organization ("Lessor") and the Southern Nevada Health District doing business as Southern Nevada Community Health Center ("Lessee") (individually "Party", collectively "Parties").

- 3) Subsection 2.01 is hereby deleted in its entirety and replaced with the following:

2.01 Term. This Lease is effective on November 1, 2021 (“Effective Date”) through December 31, 2024 (the “Term”). This Lease may be extended upon mutual written agreement by the Parties.

4) Subsection 3.01 is hereby deleted in its entirety and replaced with the following:

3.01 Lessee shall pay rent to Lessor pursuant to this Subsection 3.01 by the 5th of each month, for the Term of this Agreement.

- a) Monthly Rent from November 1, 2021 through May 1, 2022: \$2,000
- b) Monthly Rent from May 2, 2022 through December 31, 2022 : \$2,300
- c) Monthly Rent from January 1, 2023 through December 31, 2023: \$3,000
- d) Monthly Rent from January 1, 2024 through December 31, 2024: \$3,000

This Amendment A03 is effective as of January 1, 2024.

Except as expressly provided in this Amendment A03, all the terms and provisions of the Agreement are and will remain in full force and effect and are hereby ratified and confirmed by the Parties.

BY SIGNING BELOW, the Parties hereto have approved and executed this Amendment A03 to Agreement C2200058.

**LESSOR:**  
ALL SAINTS EPISCOPAL CHURCH

**LESSEE:**  
SOUTHERN NEVADA HEALTH DISTRICT  
DOING BUSINESS AS  
SOUTHERN NEVADA COMMUNITY HEALTH CENTER

By: \_\_\_\_\_  
Fr. Rafael Pereira  
Priest-in-charge

By: \_\_\_\_\_  
Fermin Leguen, MD, MPH  
District Health Officer

Date: \_\_\_\_\_

Date: \_\_\_\_\_

APPROVED AS TO FORM:

**This document is approved as to form.  
Signatures to be affixed after approval  
by Governing Board.**

By: \_\_\_\_\_  
Heather Anderson-Fintak, Esq.  
General Counsel  
Southern Nevada Health District  
doing business as  
Southern Nevada Community Health Center

