



Legislation Details (With Text)

**File #:** O-187-21      **Version:** 1      **Name:**  
**Type:** Ordinance      **Status:** Approved  
**File created:** 3/29/2021      **In control:** Public Utilities Department  
**On agenda:** 4/13/2021      **Final action:** 4/13/2021

**Title:** Authorizing the mayor to enter into a Lease Extension Agreement with George F. Eyde, LLC for 25,711 square feet of office and storage space in One Lake Erie Center for the Division of Engineering Services; authorizing the expenditure for said lease in an amount not to exceed \$179,307; authorizing the expenditure for employee and visitor parking at One Lake Erie Center in an amount not to exceed \$37,800; and declaring an emergency.

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Bullet Points, 2. Audio: City Council April 13, 2021

Date	Ver.	Action By	Action	Result
4/13/2021	1	City Council	Dispense with the rules of Council requiring...	Pass
4/13/2021	1	City Council	declare emergency	Pass
4/13/2021	1	City Council	passage	Pass

DPU041321OLECLEASEEXTENSION

Engineering Services  
Christy Soncrant (x2851)  
Revised

**Authorizing the mayor to enter into a Lease Extension Agreement with George F. Eyde, LLC for 25,711 square feet of office and storage space in One Lake Erie Center for the Division of Engineering Services; authorizing the expenditure for said lease in an amount not to exceed \$179,307; authorizing the expenditure for employee and visitor parking at One Lake Erie Center in an amount not to exceed \$37,800; and declaring an emergency.**

**SUMMARY & BACKGROUND:**

Ordinance numbers 571-00 and 991-00 approved a ten (10) year lease agreement for approximately 25,000 square feet of office space and 711 square feet of file storage area for the Division of Engineering Services at One Lake Erie Center from George F. Eyde, LLC. This space provides sufficient office and meeting space and secured fleet parking for the construction vehicles. Ordinance 239-11 authorized a five year extension to the lease with an annual 2% increase in the cost of rent payments per year. Ordinance 142-16 further extended the lease for an additional five years, expiring on March 31, 2021. New terms have been negotiated to continue the lease for an additional nine months until the newly acquired office space is available. The rate of the lease extension has been agreed upon at \$19,923 per month plus cost of employee, client, and visitor parking at an estimated rate of \$4,200 per month.

The fiscal impact of this ordinance is as follows:

- The amount of funds requested: \$217,107

- The expenditure budget line item: 1001-35000-5651001STDSTD, 2014-35000-2442001STDSTD, 5040-35000-8C35000PROSUP, 6060-35000-4000512STDSTD, 6070-35000-4000508STDSTD, 607A-35000-4000552STDSTD
- New revenue generated (operational revenue, grants, if any): none
- Revenue budget line item (if any): none
- Are funds budgeted in the current fiscal year (yes/no)?: yes
- Is this a capital project (yes/no)? no
- If yes, is it new or existing (new/existing)?
- What section of the City's Strategic Plan does this support:
  - o Excellence in Basic Services (yes/no) no
  - o Quality Community Investment (Livable City, Development) (yes/no) yes
  - o Workplace Culture & Customer Service (yes/no) no
  - o Environment (yes/no) no

NOW, THEREFORE, Be it ordained by the Council of the City of Toledo:

SECTION 1. That the mayor is authorized to enter into a lease extension agreement with George F. Eyde, LLC for 25,000 square feet of office space and 711 square feet of storage space in One Lake Erie Center for the Division of Engineering Services for a nine month term expiring in December 2021.

SECTION 2. That the expenditure of an amount not to exceed \$13,943 is authorized from the General Fund Account Code 1001-35000-5651001STDSTD for said lease and related parking expenses.

SECTION 3. That the expenditure of an amount not to exceed \$25,893 is authorized from the Street Construction, Maintenance and Repair Fund Account Code 2014-35000-2442001STDSTD for said lease and related parking expenses.

SECTION 4. That the expenditure of an amount not to exceed \$67,722 is authorized from the Capital Improvement Fund Account Code 5040-35000-8C35000PROSUP for said lease and related parking expenses.

SECTION 5. That the expenditure of an amount not to exceed \$29,877 is authorized from the Water Operating Fund Account Code 6060-35000-4000512STDSTD for said lease and related parking expenses.

SECTION 6. That the expenditure of an amount not to exceed \$43,820 is authorized from the Sewer Operating Fund Account Code 6070-35000-4000508STDSTD for said lease and related parking expenses.

SECTION 7. That the expenditure of an amount not to exceed \$35,852 is authorized from the Storm Water Operating Fund Account Code 607A-35000-4000552STDSTD for said lease and related parking expenses.

SECTION 8. That the Director of Finance is authorized to issue warrant or warrants against the above listed account codes in payment of the obligations incurred pursuant to the lease extension agreement authorized in Section 1 and related parking expenses upon presentation of proper voucher or vouchers.

SECTION 9. That this Ordinance is declared to be an emergency measure and shall be in full force and effect from and after its passage. The reason for the emergency lies in the fact that same is necessary for the immediate preservation of the public peace, health, safety, and property and for the further reason that the lease of said property will allow for continued occupancy of the space by the city's Engineering Services Division.

Vote on emergency clause: yeas 12, nays 0.

Passed: April 13, 2021 as an emergency measure: yeas 12, nays 0.

Attest:

Gerald E. Dendinger  
Clerk of Council

Matt Cherry  
President of Council

Approved:

April 14, 2021  
Wade Kapszukiewicz  
Mayor