



Legislation Text

File #: O-488-21, Version: 1

One Government Center/CJCC Sublease Renewal
Department of Law
Paul Syring (x1020)
Revised

Authorizing the Mayor to execute a Sublease Renewal Agreement with the Criminal Justice Coordinating Council for a portion of city-leased office space located on the 17th and 3rd floors of One Government Center; making certain findings thereto; and declaring an emergency.

SUMMARY & BACKGROUND:

The City of Toledo leases certain office space in One Government Center located at Jackson and Erie Streets, Toledo, Ohio pursuant to a Lease Agreement with the owner of the Toledo-Lucas County Port Authority ("TLCPA")

The Criminal Justice Coordinating Council ("CJCC") has expressed an interest in subleasing from the City approximately 16,076 square feet of unused floor space on the 17th floor and approximately 610 square feet of unused space on the 3rd floor of the Government Center, for the purpose of office related functions in connection with continuing the operation and management of the CJCC. The Sublease Renewal is subject to the written approval of the TLCPA. The rent received by the City from this Sublease for this unused space will help defray the rent the City is obligated to pay TLCPA.

The term of the Sublease shall be five years commencing January 1, 2022. The annual rent shall be \$150,000.00.

The fiscal impact of this ordinance is as follows:

- The amount of funds requested: \$0
- The expenditure budget line item: n/a
- New revenue generated (revenue, grants, if any): \$150,000
- Revenue budget line item (if any): 1001-14200-1132001STDSTD
- 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)? No.
- What section of the City's Strategic Plan does this support:
 - o Excellence in Basic Services (yes/no) Yes.
 - o Quality Community Investment (Livable City, Development) Yes.
 - o Workplace Culture & Customer Service (yes/no) Yes.
 - 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 execute and deliver a Sublease Renewal Agreement with the Criminal Justice Coordinating Council for approximately 16,076 square feet of floor space on the 17th floor and approximately 610 square feet of space on the 3rd floor of One Government Center, for the purpose of office related functions in connection with the operation and management of the CJCC.

SECTION 2. That it is found and determined that the premises to be sublet by the City to CJCC is not needed by the City for any municipal purposes during the term of the Sublease, that said Sublease is in the best interest of the City and may be sublet to CJCC without competitive bidding pursuant to Toledo Municipal Code 187.19.

SECTION 3. That the Sublease Renewal Agreement shall be for a five (5) year term, commencing January 1, 2022 at the annual rate of \$150,000.

SECTION 4. That the Sublease Renewal Agreement shall contain other terms and conditions deemed necessary and proper by the Mayor and the Director of Law.

SECTION 5. That the Finance Director is authorized to accept and deposit the Sublease rental proceeds into the General Fund Account Code 1001-14200-1132001STDSTD.

SECTION 6. That it is found and determined that all formal actions of Council concerning and relating to the passage of this Ordinance were adopted in an open meeting of Council and that all deliberations of Council and any of its committees that result in such formal action were in meetings open to the public in compliance with all legal requirements, including Section 121.22, Ohio Revised Code.

SECTION 7. That this Ordinance is declared to be an emergency measure and shall take effect and be in force immediately from and after its passage. The reason for the emergency lies in the fact that the same is necessary for the immediate preservation of the public health and safety and to provide for the uninterrupted delivery of criminal justice services to the community.

Vote on emergency clause: yeas 12, nays 0.

Passed: September 28, 2021, as an emergency measure: yeas 12, nays 0.

Attest:

Gerald E. Dendinger
Clerk of Council

Matt Cherry
President of Council

Approved:

September 28, 2021
Wade Kapszukiewicz
Mayor