

Legislation Details (With Text)

File #: 20-89 **Version:** 1

Type: Action Item **Status:** Passed
In control: City Council

On agenda: 3/9/2020 **Final action:** 3/9/2020

Title: Willamette Valley Communication Center lease for property located at 595 Cottage Street NE.

Ward(s): 1
Councilor(s): Kaser
Neighborhood(s): CANDO
Result Area(s): Good Governance; Safe Community

Sponsors:**Indexes:****Code sections:**

Attachments: 1. Proposed Lease

Date	Ver.	Action By	Action	Result
3/9/2020	1	City Council	approved	Pass

TO: Mayor and City Council

THROUGH: Steve Powers, City Manager

FROM: Kristin Retherford, Urban Development Department Director

SUBJECT:

Willamette Valley Communication Center lease for property located at 595 Cottage Street NE.

Ward(s): 1
Councilor(s): Kaser
Neighborhood(s): CANDO
Result Area(s): Good Governance; Safe Community

ISSUE:

Shall the City Council authorize the City Manager to execute the attached lease with Deems, Inc. for property located at 595 Cottage Street NE to house the Willamette Valley Communications Center?

RECOMMENDATION:

Authorize the City Manager to execute the attached lease with Deems, Inc. for property located at 595 Cottage Street NE to house the Willamette Valley Communications Center.

SUMMARY:

Since April 1, 2004, the City (Lessee) has leased the building located at 595 Cottage Street NE to house the Willamette Valley Communications Center (WVCC) from Deems, Inc. (Lessor), Thomas Bowers, President. The current lease is nearing expiration and a new lease is necessary to extend WVCC's occupancy.

FACTS AND FINDINGS:

Staff and Lessor have come to terms on a new lease (Lease) (Attachment 1). Key terms of the new Lease are shown below.

Square Feet:	10,130
Rate:	\$16,400/month \$1.62/sf/month (NNN)
Term:	Four years with three two-year extension options
Commencement Date:	July 1, 2020

BACKGROUND:

The WVCC is a coalition of regional governments and agencies in Marion, Polk, and Lincoln Counties. Funding for the Lease payments will come from the WVCC Fund.

Clint Dameron
Real Property Services Manager

Attachments:
1. Proposed Lease