

CITY COUNCIL AGENDA ITEM
CITY OF SHORELINE, WASHINGTON

AGENDA TITLE:	West Side Police Storefront Lease Extension
DEPARTMENT:	Public Works
PRESENTED BY:	Paul S. Haines, Public Works Director Jesus Sanchez, Operations Manager

PROBLEM/ISSUE STATEMENT:

On February 26, 2001, Council directed staff to pursue leasing Space #4 of the Richmond Beach Shopping Center. The approximately 610 square feet provides office space for the Police Department's West Side Police Storefront. The City negotiated a two-year lease that was scheduled to expire on April 30, 2003. On February 28, 2003, the City exercised its option to renew the lease for two additional years, and the current renewal term will expire on April 30, 2005.

The City and M.L. Davies Investment Company (landlord) have agreed to an additional two-year lease renewal. The terms of this renewal will call for a 2.63% increase (from \$950.00 to \$975 per month) in the first year, and a 2.56% increase (from \$975 to \$1,000 per month) in the second year. The term of this lease renewal will be from May 1, 2005 to April 30, 2007.

FINANCIAL IMPACT:

The cost of this lease renewal will be approximately \$11,700 in 2005/2006, and approximately \$12,000 in 2006/2007. The Public Works Department's Facilities Management Division has budgeted \$13,000 in the 2005 Budget to pay for leasing a space for the West Side Police Storefront.

RECOMMENDATION

Staff recommends that Council authorize the City Manager to execute the two-year lease renewal for the West Side Police Storefront, providing for a 2.63% monthly rent increase in 2005/2006, and a 2.56% monthly rent increase in 2006/2007.

Approved By: City Manager  City Attorney ____

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