

A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO A LEASE EXTENSION WITH JACKLIN PROPERTIES, LLC FOR OFFICE SPACE AT 115 EXECUTIVE PARKWAY, HUDSON, OHIO; AND DECLARING AN EMERGENCY.

WHEREAS, pursuant to Resolution No. 13-08, passed by this Council on January 16, 2013, the City currently leases space for the Municipal Service Center at 115 Executive Parkway, Suite 400; and

WHEREAS, the current lease expires on October 31, 2016; and

WHEREAS, staff has recommended entering a lease extension which will extend the term of the lease through October 31, 2019 at monthly rental rates as shown in Exhibit A; and

WHEREAS, this Council believes that the lease extension is fair and reasonable and is in the best interests of the continued operations of the City.

NOW, THEREFORE, BE IT RESOLVED by the Council of Hudson, Summit County, State of Ohio:

Section 1. That the City Manager is authorized and directed to enter into a lease extension through October 31, 2019, for the lease currently due to expire on October 31, 2016, at 115 Executive Parkway, Suite 400, at the rental rates as shown in Exhibit A, which include the base rental rate plus a portion of the lessor’s estimated real estate tax.

Section 2. That this Resolution is declared to be an emergency measure necessary for the immediate preservation of the public health, safety and welfare and for the further reason that it is immediately necessary to lease office space for City government purposes in order to continue to operate and to provide essential City services that will be cost effective; wherefore, this Resolution shall be in effect immediately upon its passage provided it receives the affirmative vote of five members of Council except that six affirmative votes shall be required if all members are present; otherwise, it shall be in full force and effect from and after the earliest period allowed by law.

PASSED:

David A. Basil, Mayor

Elizabeth Slagle, Clerk of Council

I certify that the foregoing Resolution was duly passed by the Council of said Municipality on _____, 2016.

Elizabeth Slagle, Clerk of Council

Exhibit A

City of Hudson MSC Lease Renewal 2016 (11,248 Sq. Ft.)

11,248 Square Feet	Current Lease	Year 1 2016-17	Year 1 % Increase	Year 2 2017-18	Year 2 % Increase	Year 3 2018-19	Year 3 % Increase
Cost per Square Foot	\$9.15	\$9.43	3%	\$9.80	4%	\$10.19	4%
Monthly Cost	\$8,576.60	\$8,834.37	3%	\$9,183.76	4%	\$9,550.62	4%
Annual Cost	\$102,919.20	\$106,012.40	3%	\$110,205.09	4%	\$114,607.42	4%

Rental rates shown include the base rental rate plus a portion of the lessor's estimated real estate tax.