

## A G E N D A



## Recommendation for Council Action (Real Estate)

Austin City Council

Item ID:

7231

Agenda Number

32.

Meeting Date:

June 23, 2011

Department:

Office of Real Estate Services

## Subject

Authorize the negotiation and execution of a 36-month lease for approximately 3,400 square feet of office space for the Criminal Prosecution Division of the Law Department, located at 723 East 6th Street, Austin, Texas from 723 SIXTH, L.C., in an amount not to exceed \$263,100, with two (2) twelve (12) month extension options, in the amount of \$91,100 for the first extension option and \$92,800 for the second extension option, for a total amount not to exceed \$447,000.

## Amount and Source of Funding

Funding in the amount of \$14,334 is available in the Fiscal Year 2010-2011 Operating Budget of the Law Department. Funding for the remaining lease term is contingent upon available funding in future budgets.

## Fiscal Note

There is no unanticipated fiscal impact. A fiscal note is not required.

Purchasing Language:

Prior Council Action:

February 4, 1999 - Council approved the original lease agreement; July 19, 2001 - Council approved a lease renewal.

For More Information:

Bianca Bentzin 974-2151; Dean Harris 974-7061; Lauraine Rizer 974-7078; Amanda Glasscock 974-7173

Boards and  
Commission Action:

MBE / WBE:

Related Items:

## Additional Backup Information

The Law Department Criminal Prosecution Division was located in lease space from 1999 to 2010, and was previously located in the proposed lease space from 1999 to 2008. In 2010, the Division moved to City Hall. The Law Department desires to relocate the Division Prosecutors from City Hall to a leased facility to provide office space for recently hired staff. This lease space is located within one block of Municipal Court and next door to the Community Court facility. It is anticipated that the lease would commence on or about August 1, 2011.

The proposed lease of 3,400 square feet is at an initial base rate of \$20 per square foot annually or \$68,000 annually, plus \$0.50 per square foot annual rate increases thereafter. The owner will also be reimbursed for operating expenses such as property taxes and insurance. Such reimbursements have been estimated at \$1,500 per month, and are included in the requested authorization.