

LEGISLATIVE SUMMARY
Mayor's Office of Capital Projects
Division of Real Estate

**AMENDMENT TO CLEVELAND POLICE COMMISSION LEASE WITH
MIDCITY, LTD. FOR OFFICE SPACE AT 3631 PERKINS AVENUE**

Ordinance No:	979-2021
Legislative Purpose:	To authorize the Director of Finance to enter into an amendment to the Lease Agreement with MidCity, Ltd. authorized by Ordinance No. 1070-17 and Ordinance No. 714-2020 to change the unit and total rental amount for the Cleveland Police Commission office space located at 3631 Perkins Avenue; and to authorize the department to purchase furniture and fixtures and to make other expenditures needed for the lease as approved by Department of Finance.
Project Summary:	<p>The City leased office space for the Cleveland Police Commission from MidCity, Ltd. at 3631 Perkins Avenue, Unit 3A2, in October 2017, for an initial two-year term with a one-year option. The lease was amended in October 2020 to add an additional two-year term with a one-year option.</p> <p>Due to building repairs needed in current space the City and MidCity, Ltd. have agreed to move the Cleveland Police Commission from Unit 3A2 (2,500 sq. ft.) to Unit 4C (3,177 sq. ft.) effective in fourth quarter 2021 pending passage of legislation.</p> <p>The rental rate remains the same at \$4.56/SF. The annual rent will increase from \$11,400 (\$950 monthly plus utilities) to \$14,487 (\$1,207.25 monthly plus utilities) due to increased square feet.</p> <p>This legislation will authorize a lease amendment to change the unit rented and increase the rent payment. All other lease provisions remain unchanged.</p>
Permanent Parcel No:	Portions of PPN 102-37-022
Type of Transaction:	Lease
Rental Rate:	Unit 4C: 3,177 SF at \$4.56 per sq. ft. is \$14,487 annually (\$1,207.25 monthly plus utilities)
Ward	Ward 7, Councilman Basheer Jones
Attachments	Location Map