



## Request for City Council Committee Action From the Department of Public Works

**Date:** July 15, 2008

**To:** Honorable Sandra Colvin Roy, Chair Transportation & Public Works Committee

**Referral:** Honorable Paul Ostrow, Chair Ways & Means Committee

**Subject:** **Lease of City Owned Office Space – 418 South 4<sup>th</sup> Street**

**Recommendation:**

Authorize proper City officials to negotiate and execute a new five year lease to include renewal options with Goldberg Bonding, Inc. for office and storage space in the Jerry Haaf Municipal Parking Ramp (418 South 4<sup>th</sup> Street). Revenue from this lease will be deposited in the Parking Fund (Fund 07500 Department 685072R 685HAAF).

**Previous Directives:**

- On August 23, 1991 the City Council authorized leases of unused space

**Prepared by:** Gary Modlin, Property Services Facilities Manager, 673-2721

**Approved by:**

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Steven A. Kotke, P.E., City Engineer, Director of Public Works

**Presenters:** Greg Goeke, Director of Property Services

**Reviews**

Permanent Review Committee (PRC):	Approval	NA	Date
Civil Rights Affirmative Action Plan	Approval	NA	Date
Policy Review Group (PRG):	Approval	NA	Date

**Financial Impact** (Check those that apply)

- No financial impact - or - Action is within current department budget (If checked, go directly to Background/Supporting Information)
- Action requires an appropriation increase to the Capital Budget
- Action requires an appropriation increase to the Operating Budget
- Action provides increased revenue
- Action requires use of contingency or reserves
- Business Plan:  Action is within the plan.  Action requires a change to plan.
- Other financial impact (Explain):
- Request provided to department's Finance Dept. contact when provided to the Committee Coordinator

**Community Impact**

Neighborhood Notification:	Not Applicable
City Goals:	Not Applicable
Comprehensive Plan:	Not Applicable
Zoning Code:	Not Applicable

**Background/Supporting Information**

The Jerry Haaf Municipal Parking Ramp was designed and built to have street level, store front office and retail spaces. One of the original tenants since 1993, Goldberg Bonding, Inc. would like to continue leasing space from the City. The original lease for the Goldberg Bonding, Inc. was a five year lease with two, five year renewal options. The renewal options have been exercised and the lease is scheduled to expire in July 2008.

Goldberg Bonding, Inc. is requesting a new five year lease with renewal options. They would like to have the same 2,700 square feet as they occupy now plus access to rentable storage space. They are willing to pay a market rate comparable with similar leased spaces in the area.

Property Services is recommending a new five year lease to include renewal options be negotiated and executed with Goldberg Bonding, Inc. and request that proper City Officials be authorized to negotiate and execute an agreement.

Revenue from this lease will be deposited in the Parking Fund (Fund 07500 Department 685072R 685HAAF).

c.c. Jon Wertjes, Director Traffic and Parking Services  
Mike Sachi  
Josh Davis  
Tim Blazina