



## Legislation Details (With Text)

**File #:** 19-0742      **Version:** 1      **Name:** Family Service Center Tenant Lease Agreement with The Loveland Center  
**Type:** Consent Agenda      **Status:** Agenda Ready  
**File created:** 7/2/2019      **In control:** City Commission Regular Meeting  
**On agenda:** 7/23/2019      **Final action:** 7/23/2019  
**Title:** Approve Tenant Lease Agreement with The Loveland Center for Suite C at the Family Service Center at a Cost of \$14/sq.ft for an Annual Lease of \$13,468 or Twelve Monthly Payments of \$1,122.33

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Executed Tenant Lease Agreement, 2. Tenant Lease Agreement

Date	Ver.	Action By	Action	Result
7/23/2019	1	City Commission Regular Meeting	approved on consent	

**TO:** Honorable Mayor & Members of the North Port Commission

**FROM:** Peter D. Lear, CPA, CGMA, City Manager

**TITLE:** Family Service Center Tenant Lease Agreement with The Loveland Center

### Recommended Action

Approve the Tenant Lease Agreement with The Loveland Center for Suite C at the Family Service Center at a cost of \$14/sq. ft. for an annual lease of \$13,468 or twelve-monthly payments of \$1,122.33. The length of the term shall be for one-year, effective August 1, 2019 and terminate on July 31, 2020. After the initial term, unless otherwise terminated, the agreement shall automatically renew from year to year thereafter, provided that in no event shall this lease renew for more than four (4) consecutive terms.

### Background Information

The Loveland Center has been a tenant at the Family Service Center since October 1, 2018. The Loveland Center wishes to vacate their current suite, second floor suite 2, and lease suite C on the first floor. Suite C has 403 additional square feet than the Loveland Center's current suite, second floor suite 2. Therefore, this change will result in a \$5,642 increase in the Loveland Center's yearly rent compared to their current lease agreement.

The mission of The Loveland Center is to help individuals with intellectual & developmental disabilities live their lives to the fullest. The Loveland Center offers individuals with intellectual and developmental disabilities a variety of services such as education, residential, and vocational assistance. Individuals receiving services are assisted and taught to improve their decision making, self-sufficiency, self-advocacy, and interaction with their community. In addition, the Loveland Center provides supported living services at the home of their choosing or at their Venice location. The Loveland Center is interested in expanding access and availability of services to our North Port residents. The Loveland Center has been offering a broad spectrum of services to individuals with disabilities for over 50 years, with their central location in Venice, Florida.

This tenant lease agreement has been reviewed and approved by the City Attorney's office.

**Strategic Plan**

Enhanced Public Trust through Responsible City Government

**Financial Impact**

Annual Revenue from lease agreement is \$13,468.00.

**Procurement**

N/A

**Attachments:**

1. 2018 Loveland Center Executed Tenant Lease Agreement
2. 2019 Loveland Center Tenant Lease Agreement

**Prepared by:** Janet Carrillo

**Department Director:** Cari Branco