



City of Columbus

Office of City Clerk
90 West Broad Street
Columbus OH 43215-9015
columbuscitycouncil.org

Legislation Text

File #: 2086-2013, Version: 2

BACKGROUND: Columbus Public Health has applied for a grant from the Ohio Department of Health (ODH) to fund the Women, Infants and Children (WIC) Program for the period October 1, 2013 through September 30, 2014. WIC is a supplemental nutrition program for women (pregnant, postpartum and breastfeeding), infants, and children under the age of 5 years, and provides invaluable assistance for families during their children's period of growth and development.

The WIC budget provides \$199,947.20 for the lease of real property to be used as clinic space for the delivery of services under the WIC program. Because of the anticipated delays in getting the new WIC Grant Project established, in order to continue the WIC leases and pay rent per the terms of the leases without delay, this Ordinance authorizes the expenditure of \$199,947.20 from the Health Special Revenue Fund. The Health Special Revenue Fund will then be reimbursed for this expenditure upon receipt of the Notice of Award for the WIC Program from ODH and receipt of the grant funds.

This ordinance authorizes the Director of the Department of Finance and Management to execute a new lease for one property whose current lease contains no additional renewals and will expire on September 30, 2013.

New lease agreement:

<u>Property Owner</u>	<u>Number of sq ft</u>	<u>Price Per Sq Ft.</u>	<u>Federal ID Number</u>
Beaumont 4522, LLC	2,520	\$12.09	274235346

Included in the WIC budget is funding for rent payments for the automatic renewal of five existing leases that have previously been approved by City Council.

Leases renewals to be funded:

<u>Property Owner</u>	<u>Number of sq ft</u>	<u>Price Per Sq Ft.</u>	<u>Federal ID Number</u>
PLM of Col.	3,145	\$10.76	284543851
Dr. Jacinto Beard	4,000	\$10.63	188589094
Holt Road Center, LLC	3,600	\$14.00	202695096
St. Stephen Community Services, Inc.	800	\$8.75	314379568
77-83 Outerbelt Street, LLC	2,860	\$12.50	200046707

Emergency Action is requested in order to avoid a delay in making rental payment to the landlords.

FISCAL IMPACT: The lease payments cited above are entirely funded by the WIC grant. This grant does not generate revenue or require a City match.

To authorize and direct the Department of Finance and Management to enter into a new lease contract for a WIC clinic at 4550 Indianola Avenue for the period of October 1, 2013 through September 30, 2014, and authorizes a total expenditure of \$199,947.20 from the Health Special Revenue Fund for payment of five leases for the WIC Program; ~~and to declare an emergency.~~ (\$199,947.20)

WHEREAS, the City desires, for the benefit of Columbus Public Health, to enter into a new lease and appropriate and expend funds for the new lease and for the five renewal lease contracts, in order to provide services for the Women, Infants and Children program for the period of October 1, 2013 through September 30, 2014; and,

WHEREAS, The Women, Infants and Children Program (WIC) budget provides \$199,947.20 for the lease of real property used as clinic space for the delivery of WIC services; **Now therefore**

~~WHEREAS, an emergency exists in the usual daily operation of the City in that it is immediately necessary to enter into these lease contracts to avoid a delay in making rental payments; Now, therefore,~~

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF COLUMBUS:

SECTION 1. That the Director of the Finance and Management Department is hereby authorized and directed to enter into a lease contract with Beaumont 4522, LLC, for continued operation of a WIC clinic for the period October 1, 2013 through September 30, 2014.

SECTION 2. That the terms and conditions of the lease are as stated in the lease agreement as approved by the Real Estate Division, City Attorney's Office, and include the following provisions:

a) The lease agreement with Beaumont 4522, LLC shall include an initial one-year term commencing October 1, 2013 and terminating September 30, 2014 and shall include four successive one-year automatic renewal at established renewal rates subject to appropriation of rental funds by City Council and certification of availability of funds by the City Auditor.

SECTION 3. That the expenditure of \$199,947.20 is hereby authorized from the Health Department Special Revenue Fund, Fund No. 250, Division No. 50-01, OCA Code 500123 for payment of the costs of the following six lease contracts:

<u>Property Owner</u>	<u>OCA</u>	<u>Object Level 01</u>	<u>Object Level 03</u>	<u>Amount</u>
77-83 Outerbelt Street, LLC	500123	03	3301	\$35,750.00
Saint Stephens Community Services, Inc.	500123	03	3301	\$ 7,000.00
PLM of Cols.	500123	03	3301	\$33,840.00
Dr. Jacinto Beard	500123	03	3301	\$42,500.00
Holt Road Center, LLC	500123	03	3301	\$50,400.00
Beaumont 4522, LLC	500123	03	3301	\$30,457.20

SECTION 4. That the City Auditor is authorized to make any accounting changes necessary to ensure that these leases are properly accounted for and recorded accurately on the City's financial records.

SECTION 5. That the funds necessary to carry out the purpose of this ordinance are hereby deemed appropriated, and the City Auditor shall establish such accounting codes as necessary.

SECTION 6. ~~That this ordinance shall take effect and be in force from and after the earliest period allwed by law. That for reasons stated in the preamble hereto, which is hereby made a part hereof, this ordinance is hereby declared to be an emergency measure and shall take effect and be in force from and after its passage and approval by the Mayor, or ten days after passage if the Mayor neither approves nor vetoes the same.~~