

January 8, 2020

WHEREAS, on February 27, 2013, by Resolution No. 13-0450, the City Council of the City of Dallas authorized a two-year lease agreement dated March 1, 2013, (the "Lease") between the City of Dallas, a Texas municipal corporation ("City"), as tenant, and Dallas Children's Advocacy Center, a Texas non-profit corporation, or its successor and assigns, ("Landlord") as landlord, for approximately 2,500 square feet of office space located at 5351 Samuel Boulevard, Rooms 170-189, Dallas, Dallas County, Texas to be used by the Dallas Police Department's Youth and Family Crime Division; and

WHEREAS, on February 25, 2015, by Resolution No. 15-0385, City Council authorized the First Amendment to the Lease Agreement dated March 1, 2015, to extend the lease term for an additional five years; and

WHEREAS, the Lease, as amended, expires by its own terms on February 29, 2020; and

WHEREAS, the parties desire to renew, extend, modify and/or amend the lease to extend the term for an additional five-year term ("Extension Term") upon certain amended terms as provided below.

Now, Therefore,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DALLAS:

SECTION 1. That the City Manager, upon approval as to form by the City Attorney, be and is hereby authorized to execute a Second Amendment to the Lease Agreement between Dallas Children's Advocacy Center, a Texas non-profit corporation and the City of Dallas.

SECTION 2. That the special terms and conditions of the Second Amendment to Lease Agreement are:

(a) The term of the Lease is hereby extended for an additional five (5) years (the "Extension Term") beginning March 1, 2020 and ending February 28, 2025, provided however, that City and Landlord retain the right to terminate the Lease as provided elsewhere therein.

(b) Monthly Rental Payments during the Extension Term shall be as follows: (subject to annual appropriations)

March 1, 2020 – February 28, 2025: \$4,800.00 per month

(c) All other terms and conditions of the Lease, as amended, not expressly amended hereby, shall remain in full force and effect.

January 8, 2020

SECTION 3. That the Chief Financial Officer be and is hereby authorized to draw warrants payable to Dallas Children's Advocacy Center, or its successors and assigns on the first day of each month in advance during the extended lease term beginning March 1, 2020 in the amount specified below:

March 1, 2020 – February 28, 2025: \$4,800.00 per month
(subject to annual appropriations)

SECTION 4. That the payments will be charged as follows:

March 1, 2020 - September 30, 2020: General Fund, Fund 0001, Department DPD, Unit 2163, Object 3330, Encumbrance/Contract No. CX-DPD-2020-00011960, Commodity 97145, Vendor 263854.

October 1, 2020 - September 30, 2021: General Fund, Fund 0001, Department DPD, Unit 2163, Object 3330, Encumbrance/Contract No. CX-DPD-2020-00011960, Commodity 97145, Vendor 263854.

October 1, 2021 - September 30, 2022: General Fund, Fund 0001, Department DPD, Unit 2163, Object 3330, Encumbrance/Contract No. CX-DPD-2020-00011960, Commodity 97145, Vendor 263854.

October 1, 2022 - September 30, 2023: General Fund, Fund 0001, Department DPD, Unit 2163, Object 3330, Encumbrance/Contract No. CX-DPD-2020-00011960, Commodity 97145, Vendor 263854.

October 1, 2023 - September 30, 2024: General Fund, Fund 0001, Department DPD, Unit 2163, Object 3330, Encumbrance/Contract No. CX-DPD-2020-00011960, Commodity 97145, Vendor 263854.

October 1, 2024 – February 28, 2025: General Fund, Fund 0001, Department DPD, Unit 2163, Object 3330, Encumbrance/Contract No. CX-DPD-2020-00011960, Commodity 97145, Vendor 263854.

SECTION 5. That the Chief Financial Officer is hereby authorized to draw warrants payable to the respective communications, utility and janitorial companies upon receipt of a bill for such services or other applicable charges throughout the lease term.

January 8, 2020

SECTION 6. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Dallas, and it is accordingly so resolved.

APPROVED AS TO FORM:
CHRISTOPHER J. CASO, Interim City Attorney

BY:


Assistant City Attorney