

.....
Date June 14, 2010.....

Youth and Shelter Services, Inc. Lease

SET HEARING FOR APPROVAL OF PROPOSED LEASE OF CITY-OWNED PROPERTY IN THE LOWER LEVEL OF THE 7th AND GRAND AVENUE PARKING GARAGE TO YOUTH AND SHELTER SERVICES, INC. FOR \$1,389.00 PER MONTH

WHEREAS, the City of Des Moines owns real property locally known as 701 Grand Avenue (“Property”), more particularly described below:

Space No. W-1 W-2, W-3 and W-4 Leasehold Site Improvements Lots 1, 2 and 3, Block F, Grimmels Addition, an Official Plat, all now included in and forming a part of the City of Des Moines, Polk County, Iowa; and

WHEREAS, Youth and Shelter Services, Inc. has offered to lease the Property from the City for operation of their Iowa Homeless Youth Centers (IHYC) program for a term of three years, with the option to renew for two additional three-year terms, subject to a ninety-day termination option for both parties, and payment of \$1,389.00 per month for the initial period, which amount represents fair market rent as currently determined by the City’s Real Estate Division, with rent increases for each subsequent option period; and

WHEREAS, the City of Des Moines has no immediate or short term municipal purpose or use for the Property, and it is in the best interest of the City to enter into the Lease Agreement with Youth and Shelter Services, Inc., which agreement is on file with the City Clerk.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Des Moines, Iowa, as follows:

1. That the City Council proposes to lease the above-described Property to Youth and Shelter Services, Inc. for a term of three years, with two additional three-year options to renew, subject to a ninety-day termination option for both parties, for the monthly consideration of \$1,389.00 for the initial term and increased rent for each subsequent option period.
2. That the meeting of the City Council at which the adoption of the lease of such real estate is to be considered shall be on June 28, 2010, said meeting to be held at 5:00 p.m., in the Council Chamber, 400 Robert D. Ray Drive, Des Moines, Iowa.
3. That the City Clerk is hereby authorized and directed to publish notice of said proposal in the form hereto attached all in accordance with §362.3 of the Iowa Code.
4. The proceeds from the lease of this property shall be deposited into the following account: 2009-10 Operating Budget, Page 86, T & T – Parking Administration, EN051, ENG100701.

★ **Roll Call Number**

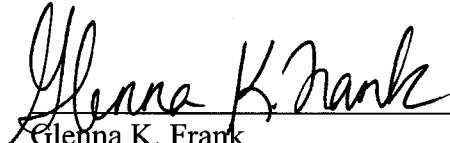
Agenda Item Number
26

Date June 14, 2010

Youth and Shelter Services, Inc. Lease

Moved by _____ to adopt.

APPROVED AS TO FORM:



 Glenna K. Frank
 Assistant City Attorney

pm

COUNCIL ACTION	YEAS	NAYS	PASS	ABSENT
COWNIE				
COLEMAN				
GRIESS				
HENSLEY				
MAHAFFEY				
MEYER				
MOORE				
TOTAL				

CERTIFICATE

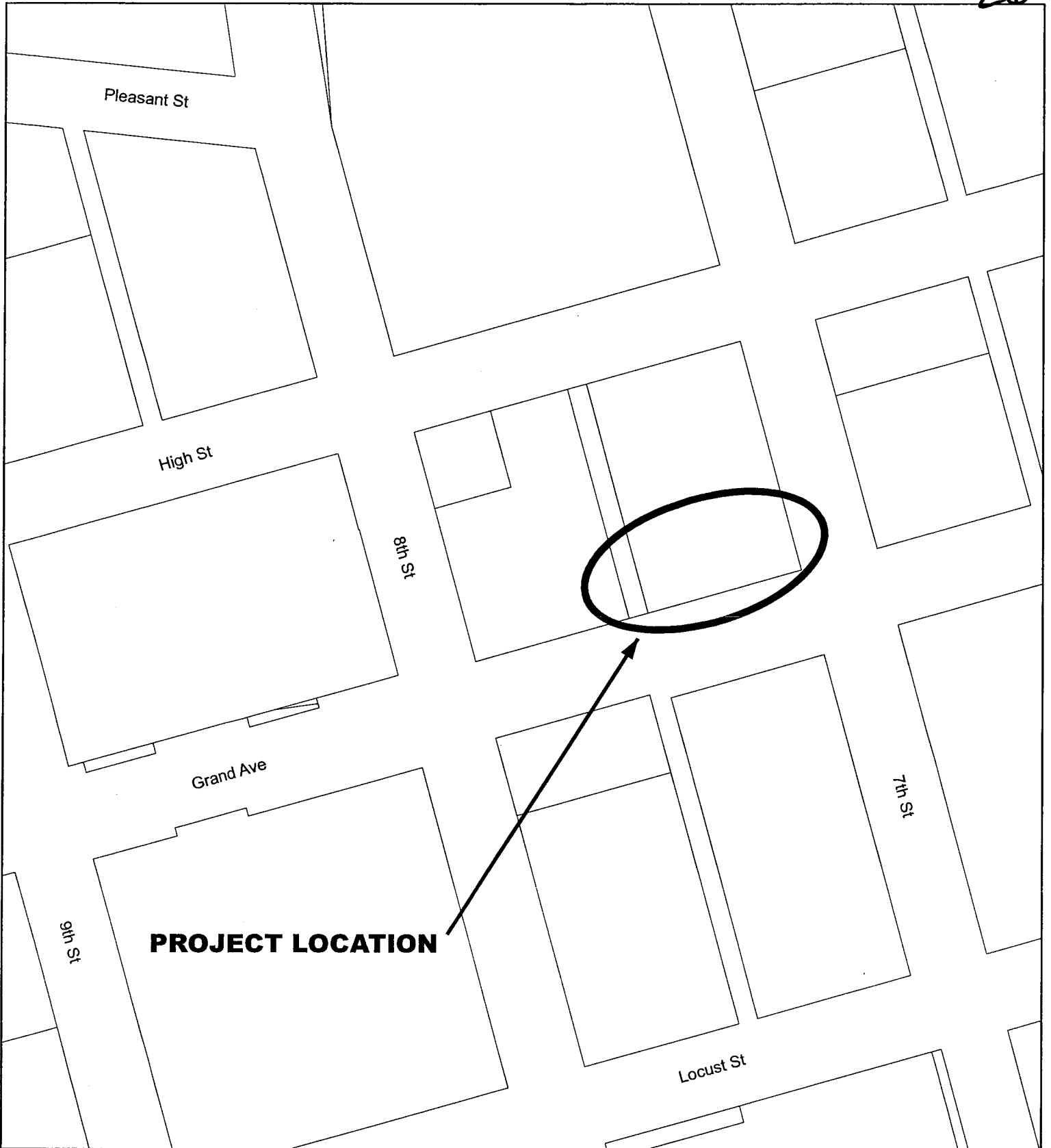
I, DIANE RAUH, City Clerk of said City hereby certify that at a meeting of the City Council of said City of Des Moines, held on the above date, among other proceedings the above was adopted.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal the day and year first above written.

MOTION CARRIED APPROVED

 Mayor

 City Clerk



**LEASE OF CITY-OWNED PROPERTY
TO YOUTH AND SHELTER SERVICES, INC**

