

# Mayor and Council Communication

**DATE:** 10/17/23

**M&C FILE NUMBER:** M&C 23-0904

**LOG NAME:** 21FWPD LEASE AT RIVERBEND OFFICE PARK

## **SUBJECT**

(CD 11) Authorize Execution of a Three-Year Lease Agreement with Riverbend Business Park, LLC for Approximately 6,000 Square Feet of Space in the Riverbend Business Park Located at 2430 Gravel Drive, Fort Worth, Texas, 76118 to be Used as an Office and Warehouse/Storage by the Fort Worth Police Department

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## **RECOMMENDATION:**

It is recommended that the City Council authorize the execution of a three-year Lease Agreement with Riverbend Business Park, LLC for approximately 6,000 square feet of space in the Riverbend Business Park located at 2430 Gravel Drive, Fort Worth, Texas, 76118 to be used as an office and warehouse/storage by the Fort Worth Police Department and authorize five one-year automatic renewal options.

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## **DISCUSSION:**

The Fort Worth Police Department (FWPD) has identified approximately 6,000 square feet of space in the Riverbend Business Park located at 2430 Gravel Drive, Fort Worth, Texas, 76118 (Leased Premises) to be used as an office and warehouse/storage by the FWPD.

The Leased Premises will not be open to the public.

With assistance from the City of Fort Worth Property Management Department (PMD), the FWPD and Riverbend Business Park, LLC (Landlord) have agreed on the following lease terms:

Base rent: \$10.00 per year for the entire initial term and all renewal terms.

Term:

- Initial Term: Three (3) years starting on the lease effective date (estimated to be October 1, 2023 and expire on September 30, 2026)
- Renewals: Five (5) successive one (1) year automatic renewals after expiration of the initial term.

Landlord will cover the cost of all NNN fees and utilities for the Leased Premises.

FWPD will only be responsible for the base rent of \$10.00 per year, internet and phones for the Leased Premises.

This property is located in COUNCIL DISTRICT 11.

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## **FISCAL INFORMATION / CERTIFICATION:**

The Director of Finance certifies that this action will have no material effect on City funds.

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