



MEETING OF: October 18, 2016

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TITLE: Lease Agreement between TUSD and Shalom Tabernacle Church for the Facilities at 2102 E Broadway Boulevard with Authorization for the Director of Planning Services to Execute the Agreement

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ITEM #: 8

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Information:

Study:

Action: X

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PURPOSE:

Authorize the Director of Planning Services to execute a Lease Agreement with Shalom Tabernacle Church for 3,500 square feet of space at 2102 E. Broadway Boulevard, Tucson, AZ.

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DESCRIPTION AND JUSTIFICATION:

Shalom Tabernacle Church, founded in 2016, is a non-profit religious institution created to spread the Gospel of Jesus Christ to Tucson and surrounding areas. Shalom Tabernacle intends to lease the building space, outlined below, for the purpose of meeting and worshiping with like-minded individuals.

Lease summary:

Premises - 3,500 square feet of space at 2102 E Broadway to include associated parking areas as indicated on the lease. Term is two (2) years, with one (1) 1-year renewal option upon mutual agreement of both parties; termination for any reason by either party with 90-day notice. Escalation rate is from \$4 per square foot per year for the first year, increasing to \$5 per square foot for the second year of the term. Tenant responsible for all maintenance except for the structural elements and utility mains, which are the responsibility of TUSD.

Richard Murillo will be present to respond to questions.

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BOARD POLICY CONSIDERATIONS:

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LEGAL CONSIDERATIONS:

For all Intergovernmental Agreements (IGAs), Initiator of Agenda Item provides the name of the agency responsible for recording the Agreement after approval:

For amendments to current IGAs, Initiator provides original IGA recording number:

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Legal Advisor Signature (if applicable)

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BUDGET CONSIDERATIONS:

Budget Certification (for use by Office of

Financial Services only):


_____	District Budget
_____	State/Federal Funds
_____	Other _____
<u>Budget Cost</u>	<u>Budget Code</u>

Date  
I certify that funds for this expenditure in the amount of \$ are available and may be:  
Authorized from current year budget  
Authorized with School Board approval  
Code: Fund:

INITIATOR(S):

<u>Bryant Nodine, Director of Planning Services</u>	<u>9/26/2016</u>
Name	Date

DOCUMENTS ATTACHED/ ON FILE IN BOARD OFFICE:

<b>ATTACHMENTS:</b>
Click to download
 <a href="#">TUSD - Shalom Lease Agreement</a>

TUCSON UNIFIED SCHOOL DISTRICT	BOARD AGENDA ITEM CONTINUATION SHEET
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