



Legislation Details (With Text)

File #: 18-0029 **Version:** 1 **Name:**
Type: Ordinance **Status:** Adopted
File created: 1/10/2018 **In control:** Public Safety
On agenda: 5/4/2018 **Final action:** 5/15/2018

Title: ORDINANCE AUTHORIZING THE EXECUTION OF A LEASE AGREEMENT BETWEEN THE BOARD OF EDUCATION OF THE CITY OF NEWARK, ALSO KNOWN AS NEWARK PUBLIC SCHOOLS (LANDLORD), AND THE CITY OF NEWARK, DEPARTMENT OF PUBLIC SAFETY, DIVISION OF POLICE (TENANT), TO LEASE A PORTION OF THE PROPERTY COMMONLY KNOWN AS 516-566 ROSEVILLE AVENUE, NEWARK, NEW JERSEY 07107 (NORTH WARD), BLOCK 591, LOT 1, ALONG WITH ADJACENT PARKING SPACE, FOR USE AS A POLICE PRECINCT, PURSUANT TO N.J.S.A. 40:60-25.51, FOR A TERM OF TWO YEARS COMMENCING ON JULY 1, 2018 AND TERMINATING ON JUNE 30, 2020, WITH AN OPTION TO RENEW FOR ONE PERIOD OF TWO YEARS, FOR THE ANNUAL RENTAL SUM OF \$12.00, PLUS THE COSTS OF UTILITIES.

Sponsors: Council of the Whole

Indexes:

Code sections:

Date	Ver.	Action By	Action	Result
5/15/2018	1	Municipal Council	Close on Public Hearing and Adopt	Pass
5/4/2018	1	Municipal Council	Advance and Adopt on First Reading as 6F-	Pass

ORDINANCE AUTHORIZING THE EXECUTION OF A LEASE AGREEMENT BETWEEN THE BOARD OF EDUCATION OF THE CITY OF NEWARK, ALSO KNOWN AS NEWARK PUBLIC SCHOOLS (LANDLORD), AND THE CITY OF NEWARK, DEPARTMENT OF PUBLIC SAFETY, DIVISION OF POLICE (TENANT), TO LEASE A PORTION OF THE PROPERTY COMMONLY KNOWN AS 516-566 ROSEVILLE AVENUE, NEWARK, NEW JERSEY 07107 (NORTH WARD), BLOCK 591, LOT 1, ALONG WITH ADJACENT PARKING SPACE, FOR USE AS A POLICE PRECINCT, PURSUANT TO N.J.S.A. 40:60-25.51, FOR A TERM OF TWO YEARS COMMENCING ON JULY 1, 2018 AND TERMINATING ON JUNE 30, 2020, WITH AN OPTION TO RENEW FOR ONE PERIOD OF TWO YEARS, FOR THE ANNUAL RENTAL SUM OF \$12.00, PLUS THE COSTS OF UTILITIES.

WHEREAS, the City of Newark, Department of Public Safety, a non-profit corporation of the State of New Jersey, has tax exempt status with respect to the State of New Jersey and the federal government; and

WHEREAS, The Board of Education of the City of Newark, a/k/a Newark Public Schools (Landlord) owns the property located at 516-566 Roseville Avenue, Newark New Jersey, 07107, more commonly known as Block 591, Lot 1 on the Official Tax Map of the City of Newark (the "Property"); and

WHEREAS, the City of Newark Department of Public Safety, (Tenant), wishes to enter into a

Lease Agreement with the Board of Education of the City of Newark a/k/a Newark Public Schools (Landlord), to lease approximately Nine Thousand, (9,000) square feet of the Property, as more further described on Exhibit A to the Lease Agreement, attached hereto and made a part of this Ordinance, along with adjacent parking space, for use as a police precinct, pursuant to N.J.S.A. 40:60-25.51, for a period of two years commencing on July 1, 2018 and terminating on June 30, 2020, with the option to renew for one (1) period of two (2) years, for the annual rental sum of \$12.00, plus the costs of utilities.

NOW, THEREFORE, BE IT ORDAINED BY THE MUNICIPAL COUNCIL OF THE CITY OF NEWARK, NEW JERSEY, THAT:

Section 1. The Mayor and/or his designees, the Director of the Department of Public Safety and/or the Business Administrator, are hereby authorized to enter into and execute a Lease Agreement in the form attached hereto, on behalf of the City of Newark (Tenant) with the Board of Education of the City of Newark a/k/a Newark Public Schools (Landlord) to lease approximately Nine Thousand (9,000) square feet of the property located at 516-566 Roseville Avenue, Newark New Jersey, 07107, more commonly known as Block 591, Lot 1 on the Official Tax Map of the City of Newark (the "Property"), as more further described on Exhibit A to the Lease Agreement attached hereto and made a part of this Ordinance, along with adjacent parking space, for use as a police precinct, pursuant to N.J.S.A. 40:60-25.51, for the annual rental sum of \$12.00, plus the costs of utilities.

Section 2. The term of this lease agreement shall be for the period of two (2) years commencing on July 1, 2018 and terminating on June 30, 2020, with the option to renew for one (1) period of two (2) years, subject to Municipal Council approval.

Section 3. There shall be no advance payment on this lease.

Section 4. A copy of the lease agreement is attached hereto and made part hereof.

Section 5. Both, the Landlord and the Tenant shall be responsible for the enforcement and compliance of the covenants and conditions of the Lease Agreement.

Section 6. A copy of this lease agreement and this Ordinance shall be permanently filed in the Office of the City Clerk by the Director of Public Safety.

Section 7. The annual rental sum of \$12.00, plus the costs of utilities, for this lease will be subject to appropriation in the 2018 Budget. There will be no expenditure of funds authorized until a Certification of Funds is obtained and a copy filed with the City Clerk.

Section 8. The lease agreement satisfies and is in compliance with Newark Municipal Ordinance 2:4-16.

Section 9. This Ordinance shall take effect upon final passage and publication in accordance with the laws of the State of New Jersey, subject to approval of the Newark Board of Education of the City of Newark, in the County of Essex by resolution.

STATEMENT

This Ordinance authorizes a Lease Agreement between the Board of Education of the City of Newark a/k/a Newark Public Schools (Landlord) and the City of Newark Department of Public Safety (Tenant), to lease approximately Nine Thousand (9,000) square feet of the property located at 516-566 Roseville Avenue, Newark, New Jersey, 07107, more commonly known as Block 591, Lot 1, on the Official Tax Map of the City of Newark (the "Property"), as more further described on Exhibit A to the Lease Agreement attached hereto and made a part of this Ordinance, along with the permitted use of adjacent parking space, for the annual rental sum of \$12.00, plus the costs of utilities, for use as a police precinct, for the period of July 1, 2018 through June 30, 2020, with the option to renew for one (1) period of two (2) years, pursuant to N.J.S.A. 40:60-25.51, for the annual rental sum of \$12.00, plus the costs of utilities. This Ordinance is subject to approval of the Newark Board of Education of the City of Newark, in the County of Essex by resolution.