



Legislation Text

File #: 11-1524, Version: 1

AN ORDINANCE RATIFYING AND AUTHORIZING THE EXECUTION OF A LEASE AGREEMENT BETWEEN THE LEAGUERS, INC., LANDLORD, AND THE CITY OF NEWARK, TENANT, FOR THE LEASING OF THE PREMISES COMMONLY KNOWN AS 731 CLINTON AVENUE (SOUTH WARD), BLOCK 3010, LOT 43, FOR THE SUM OF \$55,181.88 PER YEAR FOR A PERIOD OF TWELVE (12) MONTHS.

WHEREAS, the premises commonly known as 731 Clinton Avenue, Block 3010, Lot 43, on the Official Tax Maps and Tax Duplicate (year 2011) of the City of Newark, New Jersey is needed for public purposes; and

WHEREAS, the City of Newark, Tenant, and the Leaguers, Inc., Landlord, desire to enter into a lease agreement for the premises, commonly known as 731 Clinton Avenue, Block 3010, Lot 43, for the period beginning January 1, 2012 and ending December 31, 2012 for the sum of \$55,181.88; and

WHEREAS, presently an amount of \$13,795.47 is available and certified for this lease and the Director of Engineering desires to extend the lease to its full amount of \$55,181.88 when balance of funds in the amount of \$41,386.41 are certified and a copy of the Certification of Funds is filed in the Office of the City Clerk.

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

Section 1. The Business Administrator of the City of Newark is hereby authorized to enter into the lease agreement, on behalf of the City of Newark, Tenant, with the Leaguers, Inc., Landlord, for the leasing of the premises commonly known as 731 Clinton Avenue, Block 3010, Lot 43, pursuant to N.J.S.A. 40:60-25.51, for the period of January 1, 2012 through December 31, 2012.

Section 2. The Municipal Council of the City of Newark hereby ratifies the lease agreement between the City of Newark, Tenant, and the Leaguers, Inc., Landlord, for the leasing of the premises, commonly known as 731 Clinton Avenue, Block 3010, Lot 43, for the period beginning January 1, 2012 to the adoption of this Ordinance because a partial Certification of Funds could not be secured until the 2012 Temporary Municipal Budget was in place and Landlord executed lease agreements were received by the Department of Child and Family Well-Being.

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

Section 4: The City of Newark shall, as consideration for said lease agreement, pay the owner the total sum of \$55,181.88 in equal monthly installments of \$4,598.49, for the terms of the lease, beginning January 1, 2012 and ending December 31, 2012.

Section 5. A copy of the lease agreement is attached hereto and made part hereof.

Section 6. This lease agreement does not fall within the statutory regulations of Pay to Play, N.J.S.A. 19.44a-20.5 et seq. because the contract is not for goods or services.

Section 7. A copy of the lease agreement and this Ordinance shall be permanently filed in the Office of the City Clerk by the Director of Child and Family Well-Being.

Section 8. This Ordinance shall take effect upon final passage and publication in accordance with the laws of the State of New Jersey.

Section 9. Attached hereto is a partial Certification of Funds by the Chief Fiscal Officer, City of Newark, in the amount of \$ 13,795.47 from legally appropriated funds for the purpose set forth hereinabove and that the line item appropriation of the official budget, which shall be charged, is: Business Unit: 011; Department ID: 110; Division/Project: 1110; Activity: A; Account #: 71610, Budget Reference #: B2012.

Section 10: The lease agreement satisfies and is in compliance with Newark Municipal Ordinance 2:4-16.

STATEMENT:

Passage of this Ordinance will ratify and authorize a lease agreement between the City of Newark, Tenant, and the Leaguers, Inc., Landlord, for the utilization of 731 Clinton Avenue as the South Ward Senior Citizen Center. The period of the lease agreement will be from January 1, 2012 through December 31, 2012 and the total consideration for said period shall be \$55,181.88.

EXPLANATION OF RATIFICATION:

Ratification is required due to the fact that a partial Certification of Funds could not be secured until the 2012 Temporary Municipal Budget was in place and Landlord signed Lease Agreements were received by the Department of Child and Family Well-Being.