



Board of Commissioners of Cook County

118 North Clark Street
Chicago, IL

Legislation Text

File #: 20-4181, Version: 1

PROPOSED LEASE AMENDMENT

Department: Department of Real Estate Management

Request: To approve a Seventh (7th) Amendment to a Lease

Landlord: County of Cook

Tenant: Catholic Charities of the Archdiocese of Chicago

Location: Cook County Courthouses in the 2nd, 3rd, 4th, 5th and 6th Districts

Term/Extension Period: October 1, 2020 until September 30, 2022

Space Occupied: See table below

Monthly Rent:

<u>Building</u>	<u>Annual Base Rent</u>	<u>Monthly Base Rent</u>
2 nd District: 1,324 square feet		
10/1/20-9/30/21 @ \$12.89	\$17,066.40	\$1,422.20
10/1/21-9/30/22 @ \$13.28	\$17,582.76	\$1,465.23
10/1/22-9/30/23 @ \$13.68	\$18,112.32	\$1,509.36
3 rd District: 2,600 square feet		
10/1/20-9/30/21 @ \$12.89	\$33,513.96	\$2,792.83
10/1/21-9/30/22 @ \$13.28	\$34,527.96	\$2,877.33
10/1/22-9/30/22 @ \$12.68	\$35,568.00	\$2,964.00
4 th District: 820 square feet		
10/1/20-9/30/21 @ \$12.89	\$10,569.84	\$880.82
10/1/21-9/30/22 @ \$13.28	\$10,889.64	\$907.47
10/1/22-9/30/22 @ \$12.68	\$11,217.60	\$934.80
5 th District: 3,620 square feet		
10/1/20-9/30/21 @ \$12.89	\$46,661.76	\$3,888.48
10/1/21-9/30/22 @ \$13.28	\$48,073.56	\$4,006.13
10/1/22-9/30/22 @ \$12.68	\$49,521.60	\$4,126.80
6 th District: 2,760 square feet		
10/1/20-9/30/21 @ \$12.89	\$35,576.40	\$2,964.70
10/1/21-9/30/22 @ \$13.28	\$36,652.80	\$3,054.40
10/1/22-9/30/22 @ \$12.68	\$37,756.80	\$3,164.40

Fiscal Impact: Revenue Generating

Accounts: N/A

Option to Renew: One, one-year option to renew

Termination: 120-days written notice, either party

Utilities Included: Yes

Summary: To approve a Seventh Amendment to a Lease with Catholic Charities of the Archdiocese of Chicago so that Central State Institute of Addiction may provide services to the District Courthouses. Approval is recommended.