

**THIS IS A DRAFT AND WILL BE REPLACED BY THE FINAL,  
SIGNED ORDINANCE ADOPTED BY THE CITY COUNCIL.**

**ORDINANCE**

**APPROVING THE EXTENSION OF A LEASE AGREEMENT WITH 1400 FLORES, LTD. FOR 28,242 SQUARE FEET OF OFFICE SPACE LOCATED AT 1400 SOUTH FLORES STREET FOR A TERM ENDING SEPTEMBER 30, 2022.**

\* \* \* \* \*

**WHEREAS**, the City of San Antonio has an existing Lease Agreement with 1400 Flores 2014, Ltd. for 28,242 square feet of office space which houses the Neighborhood & Housing Services and Planning Departments as well as the Office of Sustainability; and

**WHEREAS**, this ordinance authorizes the extension of the Lease Agreement through September 30, 2022; and

**WHEREAS**, a termination right has been incorporated into the lease allowing the City to vacate the property at or any time after September 30, 2020 to accommodate the City's strategy to relocate staff in certain leased facilities into the refurbished Municipal Tower; and

**WHEREAS**, until that time the City has a continuing need for this facility; and

**WHEREAS**, the initial annual rent during the extended term will be \$672,729.12 in FY 2020 and increase each year during the extended term with an estimated annual rent of \$715,092.00 during the final 12 months of the term; **NOW THEREFORE:**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:**

**SECTION 1.** The City Manager and her designee, severally, are authorized and directed to execute and deliver on behalf of the City a lease amendment with 1400 Flores 2014, Ltd. The lease amendment is attached hereto and incorporated herein for all purposes as **Exhibit I**.

**SECTION 2.** Funding for this ordinance in the amount up to \$139,265.07 is available as part of the FY 2018 Budget. See the table below.

Amount	General Ledger	Cost Center	Fund	Internal Order
\$24,830.96	5206010	5701010001	11001000	
\$55,385.72	5206010		28243000	157000000023
\$5,417.41	5206010	5701050001	29091000	
\$13,258.03	5206010	8055010001	55001000	
\$40,372.94	5206010	5001000001	11001000	
Total amount	\$139,265.06			

**SECTION 3.** Payment not to exceed the budgeted amount is authorized to 1400 Flores 2014, Ltd. and should be encumbered with a purchase order. Additional funding for this ordinance is contingent upon City Council approval of the City’s operating budget and the availability of funds for subsequent Fiscal Years.

**SECTION 4.** The financial allocations in this ordinance are subject to approval by the Director of Finance, City of San Antonio. The Director of Finance may, subject to concurrence by the City Manager or the City Manager’s designee, correct allocations to specific SAP Fund Numbers, SAP Project Definitions, SAP WBS Elements, SAP Internal Orders, SAP Fund Centers, SAP Cost Centers, SAP Functional Areas, SAP Funds Reservation Document Numbers, and SAP GL Accounts as necessary to carry out the purpose of this ordinance.

**SECTION 5.** This ordinance is effective immediately upon passage by eight affirmative votes; otherwise it is effective on the tenth day after passage.

**PASSED and APPROVED this \_\_\_ day of \_\_\_\_\_, 2018.**

**M A Y O R**  
Ron Nirenberg

**ATTEST:**

**APPROVED AS TO FORM:**

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Leticia M. Vacek, City Clerk

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Andrew Segovia, City Attorney