

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

AN ORDINANCE

AUTHORIZING A LEASE AGREEMENT WITH THE ORTHODOX ECUMENCIAL CHURCH, INC. D/B/A LITTLE CHURCH OF LA VILLITA, EFFECTIVE JULY 1, 2016 THROUGH JUNE 30, 2021.

* * * * *

WHEREAS, the Orthodox Ecumenical Church, Inc. d/b/a Little Church of La Villita (Little Church) has been a tenant within La Villita for over 50 years; and

WHEREAS, the Little Church occupies buildings 12 and 13 and operates a sanctuary, food pantry, and artist gallery; and

WHEREAS, the Little Church has been a month-to-month tenant since its last agreement expired July 31, 2015; and

WHEREAS, the Little Church will pay a monthly base rent rate of \$1.15 per square foot for the artist gallery space totaling 642 square feet and \$0.32 per square foot for the sanctuary, food pantry, and church administrative space totaling 3,611 square feet; and

WHEREAS, Common Area Maintenance and utilities fees will also be assessed; and

WHEREAS, the proposed agreement would allow the Little Church to remain in buildings 12 and 13 for an additional five-years effective July 1, 2016, and provides two, two-year renewal options;
NOW THEREFORE:

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

SECTION 1. The City Manager or her designee, or the Interim Director of the Center City Development & Operations Department or his designee, is authorized to execute a lease agreement with the Orthodox Ecumenical Church, Inc. d/b/a Little Church of La Villita effective July 1, 2016 through June 30, 2021. A copy of the lease agreement is attached hereto and incorporated herein for all purposes as **Attachment I**.

SECTION 2. Funds received for Common Area Maintenance (CAM) by this ordinance will be deposited into Fund 1101000, Internal Order 219000000007 and General Ledger 4401111.

SECTION 3. Funds received for Tenant Utilities by this ordinance will be deposited into Fund 1101000, Internal Order 219000000007 and General Ledger 4407718.

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SECTION 4. Funds received for Lease - Land and Building by this ordinance will be deposited into Fund 1101000, Internal Order 219000000007 and General Ledger 4407720.

SECTION 5. 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 6. This ordinance is effective immediately upon the receipt of eight affirmative votes; otherwise, it is effective ten days after passage.

PASSED AND APPROVED this ____ day of _____, 2015.

M A Y O R
Ivy R. Taylor

ATTEST:

APPROVED AS TO FORM:

Leticia M. Vacek, City Clerk

Martha G. Sepeda, Acting City Attorney