



City of San Antonio

Agenda Memorandum

File Number:20-6730

Agenda Item Number: 17.

Agenda Date: 12/17/2020

In Control: City Council A Session

DEPARTMENT: Center City Development & Operations

DEPARTMENT HEAD: John Jacks

COUNCIL DISTRICTS IMPACTED: 2

SUBJECT:

Second Renewal and Amendment of Lease Agreement - SAMHD WIC Clinic

SUMMARY:

This ordinance authorizes the Second Renewal and Amendment of Lease Agreement with Warfield 4, for an additional five-year term, for the continued use of 4,500 square feet of clinic space for the San Antonio Metropolitan Health District (SAMHD) Women, Infants & Children (WIC) Clinic located at 4343 Rittiman Road, in Council District 2, for the initial monthly rent of \$4,390.00 escalating to \$4,690.00 during the last year of the term.

BACKGROUND INFORMATION:

The City has occupied this location as an SAMHD operated WIC Clinic since September 2010, as part of the Special Supplemental Nutrition Program for women, infants, and children. Services provided include food benefits, nutrition education and counseling, and health care referrals at no cost to individuals that qualify. As this location has proven to successfully service the community, SAMHD seeks to renew the lease agreement for an additional five-year term.

ISSUE:

The existing lease needs to be renewed for SAMHD to remain compliant with its obligations related to the Special Supplemental Nutrition Program. City Council approval is required to renew the agreement and ensure

the WIC clinic may continue to provide services in accordance with the program's objectives.

ALTERNATIVES:

The owner has offered favorable terms to allow the City to continue its use for another five years and there is a continuing need for these services in the community. Alternatively, staff can identify other sites, which may require additional funding for capital improvements to support the new clinic location.

FISCAL IMPACT:

Under the terms of the lease renewal, the City will pay rent as per the table below plus the cost of separately metered utilities and janitorial services. The expenses related to this lease agreement are financed with grant funds from the Texas Department of State Health Services. The lease can be canceled if the WIC Program is not re-funded during the five-year term period.

Period	Monthly Rent
1-1-2021 thru 12-31-2021	\$4,390.00
1-1-2022 thru 12-31-2022	\$4,490.00
1-1-2023 thru 12-31-2024	\$4,590.00
1-1-2025 thru 12-31-2025	\$4,690.00

RECOMMENDATION:

Staff recommends approval of this ordinance authorizing the execution of the Second Renewal and Amendment of Lease Agreement with Warfield 4, for an additional five-year term.