

CITY OF ALAMEDA ORDINANCE NO. _____
New Series

APPROVING A LEASE AND AUTHORIZING THE CITY MANAGER TO EXECUTE DOCUMENTS NECESSARY TO IMPLEMENT THE TERMS OF A 24 MONTH LEASE WITH ADVANCED ROOFING SERVICES, A CALIFORNIA CORPORATION, FOR BUILDING 612 LOCATED AT 1450 VIKING STREET AT ALAMEDA POINT

WHEREAS, Advanced Roofing Services provides re-roofing, water-proofing, repair/maintenance and gutter service; and

WHEREAS, the premises will be used as a warehouse and administrative office for roofing services and materials; and

WHEREAS, in June of 2013, Advanced Roofing Services moved into Building 612 under its Original Lease; and

WHEREAS, the term of the Original Lease expired on July 31, 2013 and since that time, Advanced Roofing Services has occupied and continues to occupy the premises on a month-to-month tenancy, therefore, this lease is intended to retain an existing tenant; and

WHEREAS, Building 612 consists of approximately 4,000 square feet of rentable space with adjacent parking in front of the premises; and

WHEREAS, the proposed 24-month lease with Advanced Roofing Services for Building 612 requires payment of \$2,266 monthly for year one and \$2,334 for year two of the term; and

WHEREAS, the lease contains the standard insurance, indemnity, assignment and termination clauses the City of Alameda requires in all its leases.

NOW THEREFORE, BE IT ORDAINED by the City Council of the City of Alameda that by four affirmative votes that:

Section 1. The City Manager of the City of Alameda or his designee is hereby authorized to negotiate, execute, for and on behalf of the City of Alameda, a lease with Advanced Roofing Services, a California corporation, for Building 612 located at 1450 Viking Street at Alameda Point for two years, subject to such technical or clarifying revisions as are reasonably determined necessary by the City Manager and approved by the City Attorney, and the City Clerk is hereby authorized and directed to attest to the same.

Section 2. If any section, subsection, sentence, clause or phrase of this ordinance if, for any reason, held to be invalid or unconstitutional, such decision shall not affect the

validity or constitutionality of the remaining portions of this ordinance. The City Council of the City of Alameda hereby declares that it would have passed this ordinance, and each section, subsections, clause, or phrase hereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses and phrases are declared to be invalid and unconstitutional.

Section 3. This ordinance shall be in full force and effect from and after the expiration of thirty (30) days from the date of its final passage.

Presiding Officer of the City Council

Attest:

Lara Weisiger, City Clerk

* * * * *

I, the undersigned, hereby certify that the foregoing resolution was duly and regularly adopted and passed by the Council of the City of Alameda in a regular meeting assembled on the ____ day of _____, 2015, by the following vote to wit:

AYES:

NOES:

ABSENT:

ABSENTIONS:

IN WITNESS, WHEREOF, I have hereunto set my hand and affixed the official seal of said City this ____ day of _____, 2015.

Lara Weisiger, City Clerk
City of Alameda

APPROVED AS TO FORM:

Janet C. Kern
City Attorney