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ARTICLE 15

RELATING TO LEASE AGREEMENT FOR LEASED OFFICE AND OPERATING SPACE

SECTION 1. This article consists of a Joint Resolution that is submitted pursuant to Rhode Island General Laws §37-6-2 authorizing a lease agreement for office space and operating space for the Rhode Island Commission for Human Rights.

SECTION 2. Commission for Human Rights, 180 Westminster Street, Providence.

WHEREAS, The Rhode Island Commission for Human Rights currently holds a lease agreement with Dorwest Associates, LLC for approximately 9,912 square feet of office space located at 180 Westminster Street in the City of Providence; and

WHEREAS, The State of Rhode Island, acting by and through the Rhode Island Commission for Human Rights, attests to the fact that there are no clauses in the lease agreement with Dorwest Associates, LLC that would interfere with the Commission's lease agreement or use of the facility; and

WHEREAS, The current lease agreement expires on August 31, 2016, and the Rhode Island Commission for Human Rights wishes to renew the lease agreement with Dorwest Associates, LLC for a period of five (5) years, commencing on September 1, 2016 and expiring on August 31, 2021; and

WHEREAS, The leased premises provide a central location from which the Rhode Island Commission for Human Rights can serve the needs of state residents and otherwise fulfill the mission of the Commission; and

WHEREAS, The annual base rent in the agreement in the current fiscal year ending June 30, 2016 is one hundred sixty-three thousand three hundred fifty dollars (\$163,350); and

WHEREAS, The additional rent for parking in the current fiscal year ending June 30, 2016 is twenty six thousand one hundred dollars (\$26,100); and

WHEREAS, The annual base rent in each of the five (5) years of the new lease term is not to exceed one hundred seventy-five thousand nine hundred thirty-eight dollars (\$175,938) and additional rent for parking will no longer be included as parking will instead be provided by the Rhode Island Convention Center Authority; and

WHEREAS, The State Properties Committee now respectfully requests the approval of the House of Representatives and the Senate for a new lease agreement between the Rhode Island

1 Commission for Human Rights and Dorwest Associates, LLC, for the facility located at 180
2 Westminster Street in the City of Providence; now, therefore be it

3 RESOLVED, That this General Assembly approves a new lease agreement, for a term to
4 not to exceed five (5) years and a total cost not to exceed eight hundred seventy-nine thousand six
5 hundred ninety dollars (\$879,690); and it be further

6 RESOLVED, That this Joint Resolution shall take effect upon passage by the General
7 Assembly; and it be further

8 RESOLVED, That the Secretary of State is hereby authorized and directed to transmit
9 duly certified copies of this resolution to the Governor, the Executive Director of the Rhode
10 Island Commission for Human Rights, the Director of Administration, the State Budget Officer,
11 and the Chair of the State Properties Committee.

12 SECTION 3. This article shall take effect upon passage.