

COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF MADISON, WISCONSIN

Resolution No. 4130

Amending CDA Resolution No. 4123, which authorizes a Lease between the CDA and Dane County Parent Council, Inc. (Head Start) for space within The Village on Park.

Presented May 14, 2015

Referred _____

Reported Back _____

Adopted May 14, 2015

Placed on File _____

Moved By Kelly Thompson-Frater

Seconded By Sariah Daine

Yeas 5 Nays 0 Absent 2

Rules Suspended _____

WHEREAS, on March 12, 2015, the Community Development Authority of the City of Madison ("CDA") adopted Resolution No. 4123, which authorizes a Lease between the CDA, as "Landlord," and Dane County Parent Council Inc. (Head Start), as "Tenant," for space within The Village on Park; and

WHEREAS, subsequent to the adoption of Resolution No. 4123 and prior to execution of the Lease, CDA staff and Tenant negotiated additional provisions to the Lease, including rights of Tenant to terminate the Lease and a Landlord notification requirement concerning eminent domain action.

NOW, THEREFORE, BE IT RESOLVED that CDA Resolution No. 4123 is hereby amended to add the following terms:

Eminent Domain: In the event of an eminent domain action by a condemning authority, Landlord shall provide Tenant with a minimum of sixty (60) days prior written notice of such taking and termination of the Lease.

Termination: (a) Tenant shall have the right to terminate the Lease upon a minimum of sixty (60) days written notice to Landlord in the event Tenant secures an alternative site in the South Park Street area for its program.

(b) The Lease shall be subject to future federal funding for Tenant's program housed in the Premises. In the event funding is not available to the program, Tenant may terminate the Lease upon a minimum of sixty (60) days written notice to Landlord.

BE IT FURTHER RESOLVED that all other terms and conditions of CDA Resolution No. 4123 shall remain the same.