

A G E N D A

BUILDING COMMITTEE

August 9, 2000
11:00 A.M. ORTA Conference Room

STATE ADMINISTRATIVE BOARD

August 15, 2000
11:00 A.M. Senate Appropriations Room
3rd Floor Capital

AWARD OF CONTRACT FOR UTILITY SERVICES

1. JUDICIARY, LANSING – Hall of Justice – Steam Service to Building
File No. 950/97299.RCH – Index No. 10989
Lansing Board of Water and Light, Lansing - \$1,025,192.00

REVISIONS TO CONSTRUCTION CONTRACTS

2. DEPARTMENT OF MANAGEMENT AND BUDGET, LANSING – Lewis Cass Building – Fourth Floor – Convert Data Center to Office Space
File No. 071/98229.DCS – Index No. 11154
Hazar-Bestos Corporation, Lansing; CCO No. 6, Incr. \$34,340.00
3. DEPARTMENT OF CORRECTIONS, MARENISCO – Camp Ojibway Level 1 Correctional Facility – Construction of Two 240 Bed Masonry Housing Units
File No. 472/98353.EEW – Index No. 53046
DeVere Construction, Alpena; CCO No. 4, Incr. \$1,157,662.36

LEASES FOR PRIVATE PROPERTY

Leases with services provided or paid by the State as noted.

4. DEPARTMENT OF MANAGEMENT AND BUDGET, LANSING – New lease (#10853) from November 1, 2000, through October 31, 2015, by and between Lawrence A. and Doris D. Clark, Husband and Wife, 6851 Millet Highway, Lansing, Michigan 48917, for 11,382 square feet of laboratory space and 44 parking spaces located at 7707 Rickle Road, Lansing. The annual per square foot rental rate for this space is \$27.58 (\$26,155.44 per month). This rate does not include heat, electricity, and water/sewer. Also, this rate does not include get-ready costs in an amount not-to-exceed \$450,000.00. Effective June 15, 2002, and every subsequent June 15, any increase or decrease in real estate taxes per annum will be adjusted and paid on an annual basis. Consumer Price Index adjustment on the base rental rate (\$9.00 per square foot) effective November 1, 2002, and every November 1 based on 50% of the increase or decrease. This space provides work stations for 20 employees. This lease has been approved by the Attorney General as to legal form. Source of Funds: 100% IDG from BOA's.

5. DEPARTMENT OF MANAGEMENT AND BUDGET, LAPEER – Renewal of lease (#4532) from November 1, 2000, through October 31, 2005, with Edward S. & Marie B. Stankiewicz, Husband and Wife, 420 Lake Nepessing Road, Lapeer, Michigan 48446, for 432 square feet of office space and five parking spaces located at 416-B Lake Nepessing Road, Lapeer. The annual per square foot rental rate is \$13.75 (\$495.00 per month). This rate does not include janitorial services and supplies. Effective June 15, 2002, and every subsequent June 15, any increase or decrease in real estate taxes per annum will be adjusted and paid on an annual basis. This lease contains one five-year renewal option with an annual per square foot rental rate of \$15.00 (\$540.00 per month) with continuation of the above-stated adjustment provision. This space provides work stations for 1 employee. This lease has been approved by the Attorney General as to legal form. Source of Funds: 100% Restricted Funds.
6. DEPARTMENT OF STATE, LANSING – Renewal of lease (#1919) from August 1, 2000, through July 31, 2003, with Maurer Enterprises, Inc., A Michigan Corporation, 3110 North Martin Luther King Boulevard, Lansing, Michigan 48906, for 11,400 square feet of warehouse space and common parking located at 1030 Filley Street, Lansing. The annual per square foot rental rate for this space is \$5.00 (\$4,750.00 per month). This rate does not include heat, electricity, water/sewer, and janitorial services and supplies, replacement of fluorescent tubes and bulbs, and rubbish removal. Effective June 15, 2001, and every subsequent June 15, any increase or decrease in real estate taxes per annum will be adjusted and paid on an annual basis. This lease contains one three-year renewal option with an annual per square foot rental rate of \$5.60 (\$5,320.00 per month) with continuation of above-stated adjustment provision. This space provides work stations for five employees. This lease has been approved by the Attorney General as to legal form. Source of Funds: 93% Restricted General Funds; 7% General Fund.

ADDENDUMS TO LEASES FOR PRIVATE PROPERTY

7. FAMILY INDEPENDENCE AGENCY, KALAMAZOO – Addendum #1 to lease (#10174) approved by the State Administrative Board on September 20, 1994, Item #19, between Continental Corporation of Michigan, Inc., A Michigan Corporation, as Lessor, and the State of Michigan, Family Independence Agency, as Lessee, for space located at 151 South Rose Street, Floors 4 and 5, Kalamazoo. This addendum provides for adding one five-year renewal option with an increase in the annual rental of \$41,808.00 per year (\$1.73 per square foot). The new total annual rental will be \$359,964.00 (\$14.92 per square foot) with continuation of the adjustment schedule. This addendum becomes effective upon the last State Governmental approval and continues to the termination date of the lease November 30, 2009, or any extension. This addendum has been approved by the Attorney General as to legal form. Source of Funds: 45% Federal Funds; 55% General Fund.

8. DEPARTMENT OF STATE, CHELSEA - Addendum #1 to lease (#7637) approved by the State Administrative Board on March 5, 1991, Item #34, between F. A. Kennedy III Trust, A Michigan Trust, as Lessor, and the State of Michigan, Department of State, as Lessee, for space located at Chelsea Village Plaza, South Main Street, Chelsea. This addendum provides for an additional 778 square feet (total square feet 2,293). Annual rental for the additional square footage is \$6,418.56 (\$8.25 per square foot). The new total annual rental for the combined space will be \$18,917.28 (\$8.25 per square foot). This addendum also provides for renovations to build out the additional space with a get ready cost in an amount not-to-exceed \$60,000 (total square feet 2,293), for the updating and addition of the Civil Rights language, and for the deletion of the insurance adjustment. This addendum becomes effective upon the last State Governmental approval and continues to the termination date of the lease June 4, 2001, or any extension. This addendum has been approved by the Attorney General as to legal form. Source of Funds: 93% Restricted General Funds; 7% General Fund.