



# MULTNOMAH COUNTY AGENDA PLACEMENT REQUEST

(revised 08/02/10)

APPROVED: MULTNOMAH COUNTY  
BOARD OF COMMISSIONERS  
AGENDA # C-2 DATE 2/3/11  
LYNDA GROW, BOARD CLERK

### Board Clerk Use Only

Meeting Date: 2/3/11  
Agenda Item #: C-2  
Est. Start Time: 9:30 am

**Agenda Title:** **Amendment to Lease R-15 Between Multnomah County, as Lessor, and Loaves and Fishes Centers, Inc., as Lessee, for a One (1) Year Lease Extension for Space Occupied in the Walnut Park Building**

*Note: If Ordinance, Resolution, Order or Proclamation, provide exact title. For all other submissions, provide a clearly written title sufficient to describe the action requested.*

**Requested Meeting Date:** February 3, 2011 **Amount of Time Needed:** N/A  
**Department:** County Management **Division:** Facilities and Property Management  
**Contact(s):** Carla Bangert, Facilities and Property Management  
**Phone:** (503) 988-4128 **Ext.** 84128 **I/O Address:** FPM / 274  
**Presenter Name(s) & Title(s):** Consent Calendar

## General Information

**1. What action are you requesting from the Board?**

Amendment of Lease R-15 between Multnomah County, as Lessor, and Loaves & Fishes Centers, Inc., as Lessee for a one (1) year lease extension for space occupied in the Walnut Park Building.

**2. Please provide sufficient background information for the Board and the public to understand this issue. Please note which Program Offer this action affects and how it impacts the results.**

Loaves & Fishes has occupied space and has been a service provider at Walnut Park building since 1991. The current lease term is scheduled to expire June 30, 2011. Both Loaves & Fishes and Multnomah County Department of Human Services through its Aging and Disability Services Division (DCHS-ADS) wish to extend this lease agreement for a one (1) year period which will become effective July 1, 2011 and expire on June 30, 2012. This will allow Loaves & Fishes the opportunity to continue their operations at the Walnut park location.

**3. Explain the fiscal impact (current year and ongoing).**

During the extension period the rent will increase from the current \$1,671.00 to \$1,721.13 per month. The increase represents a 3% increase and has been agreed to by the County and the tenant.

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Submit to Board Clerk**

4. Explain any legal and/or policy issues involved.

None

5. Explain any citizen and/or other government participation that has or will take place.

None.

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### Required Signature

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Elected Official or  
Department/  
Agency Director:

*Mindy Harris*

Date: 1/18/11

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Agenda Placement Request  
Submit to Board Clerk

**THIRD AMENDMENT TO LEASE #R-15**

**BETWEEN: MULTNOMAH COUNTY, OREGON**  
**Facilities and Property Management**  
**401 N. Dixon Street**  
**Portland, OR 97227**

**LANDLORD**

**AND: LOAVES and FISHES CENTERS, INC.**  
**P.O. Box 19477**  
**Portland, OR 97208-0477**

**TENANT**

The parties agree to further amend the Lease as follows:

**A. Amended Terms and Conditions:**

**1. Section 1: Occupancy, Sub-section 1.1 "Original Term" is amended by deletion of the existing provision and the substitution of the following:**

**1.1 Lease Term.** The lease term originally commenced on July 1, 2005, will continue through June 30, 2012, unless sooner terminated as hereinafter provided.

**2. Section 2: Rent, Sub-section 2.1 "Base Rent" is amended by deletion of the first sentence and the substitution of the following:**

**2.1 Base Rent.** The base rent shall be \$1,721.13 effective July 1, 2011.

**B. Remainder of Agreement**

Except as expressly provided herein, all other terms and conditions of the Lease, as amended to date, shall remain in full force and effect.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement on the respective dates set opposite their signature below, but this Agreement on behalf of such party is deemed to have been dated as of the date first above written.

**For Landlord:**  
**MULTNOMAH COUNTY, OREGON**

By: \_\_\_\_\_  
Jeff Cogen, Chair

Reviewed By: \_\_\_\_\_  
Matthew O. Ryan, Asst. County Attorney

Date: \_\_\_\_\_

Date: \_\_\_\_\_

**For Tenant:**  
**LOAVES and FISHES CENTERS, INC.**

Date: \_\_\_\_\_

By: \_\_\_\_\_

Title: \_\_\_\_\_