

ORDINANCE NO. 10753

AN ORDINANCE RELATING TO THE LEASING OF CITY PROPERTY AND ADDING A SECTION TO CHAPTER 4.88 OF THE BELLINGHAM MUNICIPAL CODE

WHEREAS, the City leases property in the normal course of its business, particularly in the downtown parking facility known as the Parkade building, and in certain other buildings owned by the City; and

WHEREAS, current procedures call for the City Council to approve each lease of City property, and

WHEREAS, these procedures are cumbersome, time-consuming and often place the City at a financial disadvantage in the commercial leasing market; and

WHEREAS, the City Council desires to provide for administrative approval of some leases in the ordinary course of City business, subject to policies established by the Council;

NOW, THEREFORE, THE CITY OF BELLINGHAM DOES ORDAIN:

Section 1. A new section, 4.88.015 is added to the Bellingham Municipal Code to read as follows:

4.88.015 Exemptions

A. The following leases shall be exempt from the requirements of this chapter, provided that the requirements of subsection B are met:

1) Leases for commercial space in the City's Parkade, the building located at 200 E. Chestnut St., and other facilities owned or managed by the City's Parking System.

2) Leases for commercial space in the Mt. Baker Theater Building, except for leases exceeding one month for the theater itself.

3) Renewals of leases pursuant to options to renew contained in lease agreements or where the rate is the same or higher and other terms are not substantially different from an existing lease.

4) Renewals of leases for the Food Bank in its current facility.

5) Leases for residential or lodging facilities in City parks.

6) Leases which have a value over the term of the lease of not more than \$10,000.

City of Bellingham
CITY ATTORNEY
210 Lottie Street
Bellingham, Washington 98225
Telephone (360)676-6903

B. The exempt leases listed above shall be subject to the following requirements:

1) Except for leases exempted in A.(4) and (5) above, lease rates shall be market-based.

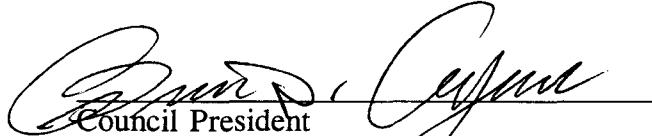
2) Leases shall be approved by the Mayor.

3) No lease shall exceed a term of five years, provided that the lease may contain options to renew for successive periods up to five years each.


4) The Council shall be promptly advised by the Mayor or his designee when an exempt lease is executed.

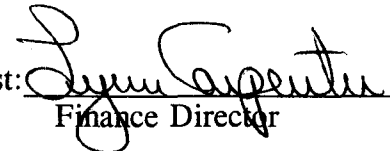
5) Leases which do not meet the requirements of this subsection and which are not otherwise exempt require council approval pursuant to this chapter.

PASSED BY COUNCIL THIS 8th DAY OF July, 1996.

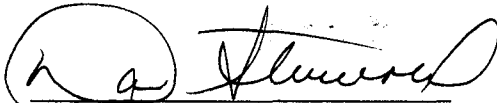

Council President

APPROVED BY ME THIS 17th DAY OF JULY, 1996.


Mayor

Attest: 
Finance Director

APPROVED AS TO FORM


Office of the City Attorney

Published: JULY 22, 1996

LEGAL ADVERTISING INSERTION ORDER/INVOICE

THE BELLINGHAM HERALD

676-2600 • 384-0878 P.O. Box 1277 • Bellingham, WA 98227

Your Legal Advertising for the total month will be summarized on your monthly statement. *676-6900*

INCHES		TOTAL LINES <u>14</u>	AFFIDAVIT CHARGE		TOTAL CHARGE																										
		\$ _____	\$ <u>0</u>		\$ <u>10.98</u>																										
		\$ _____																													
DAY	<u>MON</u>	TUE	WED	THU	FRI	SAT	SUN	<i>City of Bellingham</i> <i>216 Lottie St</i> <i>B'ham 98225</i>																							
MONTH	1	2	3	4	5	6	<u>7</u>				8	9	10	11	12																
DATE	1	2	3	4	5	6	7				8	9	10	11	12	13	14	15	16	17	18	19	20	21	<u>22</u>	23	24	25	26	27	28
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* PLEASE REFERENCE ACCOUNT NUMBER WHEN PAYING

STATE OF WASHINGTON, } ss **Affidavit of Publication**
COUNTY OF WHATCOM, }

City of Bellingham-
ORDINANCE NO. 10753
AN ORDINANCE RE-
LATING TO THE LEAS-
ING OF CITY PROP-
ERTY AND ADDING A
SECTION OF CHAPTER
4.85 TO THE BELLING-
HAM MUNICIPAL
CODE.
For full context of the or-
dinance, call the Finance
Dept. 676-6900. (L6434)

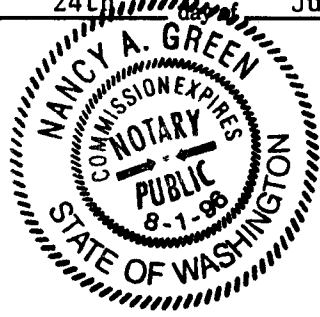
Gail Kihn being first
duly sworn on oath says: That (s)he is the Public Notices Clerk of
The Bellingham Herald, a daily newspaper of general circulation in
said county and state and of Federated Publications, Inc., a Dela-
ware Corporation (publisher of said newspaper), and authorized to
make this affidavit; that the legal notice entitled in the cause and
court named on the attached copy which is a true and correct copy
of the original (and hereinafter referred to as "Notice") was pub-
lished in the regular and entire issue, and not in supplement, of
each number of said newspaper published and circulated on the
following dates, to wit:

July 22, 1996

that for more than six months prior to the date of the first publica-
tion of said Notice, at all times since, and now, the said "The Bell-
ingham Herald" has been established, published and circulated in
the English language continuously and continually as a daily
newspaper in the city of Bellingham, Whatcom County, Washing-
ton, the same being at all times printed either in whole or in part in
an office maintained at said place of publication; that such news-
paper has been approved as a legal newspaper by order of the
Superior Court of Whatcom County, Washington; that the full
amount of the fee charged for such publication is \$ 10.98

Gail Kihn

Subscribed and sworn to before me this
24th day of July, 19 96



Nancy A. Green
NOTARY PUBLIC in and for the State of Washington,
residing at Bellingham

