

**THE SUMMIT AND MEDINA WORKFORCE AREA COUNCIL OF GOVERNMENTS
FOR OHIO LOCAL WORKFORCE AREA 2
RESOLUTION 2017-24**

A Resolution authorizing the Summit and Medina Workforce Area Council of Governments to execute a four-year Lease Agreement with IRG Reality Investments, dba Gazebo Investments Ltd, for the lease of 4,285 square feet of office space at Courthouse Commons, 60 Public Square, 3rd Floor, in the City of Medina, for the period of July 1, 2017 through June 30, 2021, with one option to renew for an additional two year term, in the amount of \$59,990.00 annually for term years one and two, and \$64,275.00 annually for term years three and four, to provide space for the operation of the One-Stop Employment Center in Medina County, known in the State of Ohio as an OhioMeansJobs Center.

WHEREAS, Medina County is currently the lessee of certain real property owned by the Gerspacher Real Estate Group (“GREG”), located at 3711 and 3721 Pearl Road, in Medina Township (the “Pearl Road Location”), consisting of 10,480 square feet of office space, to provide employment services through the federally mandated One-Stop Employment Center, known in the State of Ohio as an OhioMeansJobs (OMJ) Center and in Medina County as OMJ Medina County (“OMJMC”);

WHEREAS, the current lease between the County and GREG will expire on June 30, 2017, at which time Medina County will continue to lease the Pearl Road location from GREG on a month-to-month basis;

WHEREAS, upon its formation, the Summit and Medina Workforce Area Council of Governments and its Board (“SAMWA COG”) assumed the responsibility of leasing and/or purchasing real property to provide space for the operation of OMJ Centers in Ohio Local Workforce Area 2 (“Area 2”), comprised of Medina and Summit Counties, from the respective Counties;

WHEREAS, it has been determined that real property, owned by IRG Reality Advisors, dba Gazebo Investments Ltd (“IRGRA”), located at Courthouse Commons, 60 Public Square, 3rd Floor, in the City of Medina, consisting of 4,285 square feet of office space (the “Premises”), provides a more centralized, cost-effective location for the OMJMC;

WHEREAS, representatives of Area 2 and IRGRA have negotiated the terms of a new Lease Agreement whereby the SAMWA COG will lease the Premises for a four-year term, from July, 1, 2017 to June 30, 2021, with one option to renew for an additional two-year term, in the amount of \$59,990.00 annually in term years one and two, and \$64,275.00 annually in term years three and four; and

WHEREAS, the SAMWA COG finds and determines, after reviewing all pertinent information, that it is necessary and in the best interest of Area 2 to authorize the execution of the aforementioned Lease Agreement with IRGRA upon the aforementioned terms;

NOW, THEREFORE, BE IT RESOLVED, by the SAMWA COG that:

SECTION 1

The SAMWA COG hereby authorizes the execution of a four-year Lease Agreement, attached hereto as Resolution Exhibit A, with IRG Reality Advisors, dba Gazebo Investments Ltd,

for the lease of 4,285 square feet of office space at Courthouse Commons, 60 Public Square, 3rd Floor, in the City of Medina, for the term of July 1, 2017 to June 30, 2021, with one option to renew for an additional two year term, in the amount of \$59,990.00 annually in term years one and two, and \$64,275.00 annually in term years three and four, to provide OhioMeansJobs Medina County with space to offer its services to the public. The SAMWA COG is further authorized to execute any additional documents necessary to consummate the transactions contemplated in the Lease Agreement.

SECTION 2

This Directive shall take effect immediately upon its adoption.

Ayes: 2
Nays: 0
Abstain: 0
Absent: 0

ADOPTED, this 28th day of June, 2017.



Summit County Executive



Medina County Commissioner