

LEASE AGREEMENT OVERVIEW

Occupant: Blue Grass Community Action Partnership

Location: Senior Citizen's Center

Address: 1530 Nicholasville Road

OVERVIEW	
S/ft of space occupied	74
S/ft of shared space (occupant's pro-rata share)	162
Total S/ft	236
Annual pro-rata share of utilities, O&M and CIP (approx.\$5.32 S/ft)	\$1,254.88
Annual base (approx. \$4.39 S/ft)	\$1,037.04
Established Annual Fair Market Value (\$/ft)	\$9.71
Annual Fair Market Value (FMV) of Space	\$2,291.92
Recommended Annual Adjustment to FMV	-\$2,291.92
RECOMMENDED ANNUAL RENTAL RATE	\$0.00
Current annual rental rate	\$0.00
Difference	\$0.00

JUSTIFICATION FOR WAIVER

Commissioner Beth Mills recommends that Blue Grass Community Action Partnership pays no rent at this facility.

- The agency provides meals at no charge to LFUCG at this site
- The agency meets Urban County needs and provides an integral service
- LFUCG is paying for meals at Family Care Center and we would have to do the same here without this service
- The service provided is required by Title III grant which also funds operation of the Senior Citizen's Center