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2 **2017 RES-528**
3 **AUTHORIZING ADDENDUM AND EXTENSION OF DANE COUNTY SHERIFF WEST**
4 **PRECINCT LEASE WITH TOWN OF MIDDLETON**

5 In 1997 Dane County entered into a fifteen-year lease agreement with the Town
6 of Middleton to rent 3,500 square feet of space in the Middleton Town Hall building for a
7 West Precinct Station.

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9 The original lease agreement terminated March 31, 2013. Annual lease and
10 fixed costs were \$26,048, a rate of \$7.44 per square foot for rental space, which
11 included fixed costs of \$2,000 for a sinking fund and \$500 for landscaping and snow
12 removal.

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14 The original lease agreement was extended five-years terminating March 31,
15 2018. The lease cost for the first extension was \$20,900 annually with an additional
16 fixed cost of \$2,000 for a sinking fund, \$1,000 annually for snow removal service and
17 parking lot maintenance, and reimbursement of 60% of the annual cost of septic system
18 maintenance/repair. The total annual lease and fixed cost for the first, five-year
19 extension was \$23,900, a reduction of \$2,148 annually or \$6.83 per square foot
20 compared to \$7.44 per square foot for 3,500 square feet of rental space.

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22 The Dane County Sheriff and the Town of Middleton wish to extend the lease
23 agreement an additional five years, a second extension, commencing April 1, 2018 and
24 terminating March 31, 2023. Rent for the leased premises during the second extension
25 is \$20,900 annually with an additional fixed cost of \$2,000 annually in a sinking fund for
26 repairs and renovations, \$1,000 annually for snow removal service, and reimbursement
27 of 60% of the annual cost associated with the septic system maintenance/repair. Total
28 annual lease and fixed rate costs for the agreement shall remain \$23,900, \$7.44 per
29 square foot for 3,500 square feet of rental space.

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31 **NOW, THEREFORE, BE IT RESOLVED** that the County of Dane does hereby
32 approve and authorize the Addendum to and Second Extension of Town of Middleton
33 Lease 2018-2023; and

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35 **BE IT FINALLY RESOLVED** that the Dane County Clerk and the County
36 Executive are hereby authorized to execute the above-described Addendum and
37 Extension on behalf of the County of Dane.