

By Legislators Maffucci, Colby, Johns, McCabe, Milne and Smith

Intro. No. 331

LOCAL LAW NO. 1 OF 2025

ENACTING A LOCAL LAW ENTITLED "AUTHORIZING A LEASE BY NEGOTIATION WITH SMITH STREET PARTNERS LLC FOR OFFICE SPACE AT 435 SMITH STREET, ROCHESTER, NEW YORK"

BE IT ENACTED BY THE LEGISLATURE OF THE COUNTY OF MONROE, as follows:

Section 1. The County Executive, or his designee, is hereby authorized to execute a lease by negotiation, and any amendments thereto, with Smith Street Partners LLC, for office and warehouse space by the County of Monroe for a total term of twenty (20) years commencing on August 1, 2025, for the purpose of providing approximately 57,785 square feet in a building located on a 4.17 acre parcel at 435 Smith Street, City of Rochester, at a cost of \$11.25 per square foot for the first year and escalating at a rate of 2.7% for each year of the term, on a modified gross basis. The lease may be renewed for one (1) additional five (5) year term upon mutual consent of the parties, at a continued escalation of rent at 2.7% each year.

Section 2. This local law shall take effect in accordance with the provisions of the Municipal Home Rule Law and the Monroe County Charter.

Agenda/Charter Committee; October 21, 2024 - CV: 10-0
Ways and Means Committee; October 22, 2024 - CV: 11-0
File No. 24-0316.LL

ADOPTION: Date: December 10, 2024

Vote: 24-5

(Legislators Barnhart, Baynes, DiFlorio, Hughes-Smith and Vazquez Simmons Voted in the Negative.)

ACTION BY THE COUNTY EXECUTIVE

APPROVED: ✓ VETOED: _____

SIGNATURE: *Cedric Bell* DATE: 12/30/2024

EFFECTIVE DATE OF LOCAL LAW: 12/30/2024