



COMMISSIONERS COURT COMMUNICATION

REFERENCE NUMBER _____

PAGE 1 OF 17

DATE: 10/11/2022

**SUBJECT: APPROVAL OF THIRD AMENDMENT TO LEASE AGREEMENT
BETWEEN TARRANT COUNTY AND TOWN NORTH ARLINGTON
PARTNERS, LLC FOR THE TARRANT COUNTY PUBLIC HEALTH
DEPARTMENT ARLINGTON RANDOL MILL CLINIC SITE**

***** CONSENT AGENDA *****

COMMISSIONERS COURT ACTION REQUESTED

It is requested that the Commissioners Court approve the Third Amendment to the Lease Agreement with Town North Arlington Partners, LLC for the Tarrant County Public Health Department's (TCPH) Arlington Randol Mill Clinic site located at 536 W. Randol Mill Road, Arlington, Texas.

BACKGROUND

TCPH WIC and Immunization Divisions have utilized office and clinic space at 536 W. Randol Mill Road since 1995. Over 7,500 Tarrant County residents are served at this location monthly.

On October 27, 2015, the Commissioners Court, through Court Order #121345, approved a lease agreement with Town North Associates, Ltd. The term of the lease was November 1, 2015 through October 31, 2020, with a monthly lease rate of \$7,200.00.

On October 13, 2020, the Commissioners Court, through Court Order #133995, approved the First Amendment to the Lease Agreement with Town North Associates, Ltd, extending the lease for one (1) year for a monthly lease rate of \$7,825.00.

On October 20, 2020, the Commissioners Court, through Court Order #134046, approved the Tenant Estoppel Certificate, allowing verification of lease information as part of the sale of this property.

On October 26, 2021, Commissioners Court, through Court Order #136697, approved the Second Amendment to the Lease Agreement with Town North Arlington Partners, LLC, extending the lease for one (1) year for a monthly lease rate of \$8,020.63.

With approval of the Third Amendment, the term of the lease will be November 1, 2022 through October 31, 2023, with a monthly lease rate of \$9,468.00. All other terms and conditions not hereby amended remain in full force and effect.

The Criminal District Attorney's Office has reviewed this document as to form.

SUBMITTED BY:	Public Health	PREPARED BY: APPROVED BY:	J'Vonnah Maryman
---------------	---------------	------------------------------	------------------



COMMISSIONERS COURT COMMUNICATION

REFERENCE NUMBER: _____ DATE: 10/11/2022 PAGE 2 OF 17

FISCAL IMPACT

There will be no fiscal impact to the County's General Fund. All associated costs will be paid from the following fund allocations in the following accounts:

Grant-2004/5100705000/F0060-2023/531011 (17%)

Grant-2004/5100708000/F0060-2023/531011 (11%)

NRG/T0400-2023/5100702000/531011(72%)