

**BOARD OF TRUSTEES
UNIVERSITY OF THE DISTRICT OF COLUMBIA
UDC RESOLUTION NO. 2014-_____**

SUBJECT: APPROVAL OF D.C. LAW STUDENTS IN COURT LEASE AT BUILDING 52 OF THE UNIVERSITY

WHEREAS, pursuant to D.C. Official Code 38-1202.06, the Board of Trustees has responsibility to generally determine, control, supervise, manage, and govern all affairs of the University of the District of Columbia, including oversight of facilities; and

WHEREAS, pursuant to 8B DCMR §2101.1, the “President of the University, subject to the approval of the Board of Trustees, is authorized and empowered to rent any building or land . . . under jurisdiction of the President, or any available space therein, whenever such building, land or space is not then required for the purpose for which it was acquired”; and

WHEREAS, D.C. Law Students in Court (LSIC) is a 501 (c)(3) nonprofit organization that provides civil and criminal legal assistance and representation to low-income individuals and families each year in Washington, D.C., as well as experiential learning opportunities for law students; and

WHEREAS, LSIC desires to lease on an exclusive basis the commercial retail Unit B of Building 52, which is approximately 1,065 rentable square feet, and to use other classrooms and facilities of the David A. Clarke School of Law; and

WHEREAS, the basic terms of the proposed lease includes the following:

- Three (3) year lease term with a termination date of July 31, 2017;
- Monthly Rent totaling \$25,000.00 annually for use of the commercial retail space Unit B;
- Waiver of program payments to LSIC valued at \$72,000.00 annually. The David A. Clarke School of Law will not incur costs for the participation of twelve (12) of its students in the LSIC program, which would otherwise cost \$6,000 per student;
- LSIC use of approximately 3,300 square feet of space in the David A. Clarke School of Law;
- The University will provide gas, water, sewer, electricity, heating, ventilation and air conditioning to the Premises at no additional cost to Tenant, provided that Tenant’s use is consistent with current typical office uses within Building 52; and
- Termination may be initiated by either party with six months’ notice.

NOW THEREFORE, BE IT RESOLVED, that the Board approves the proposed lease to Tenant and authorizes the President to take all necessary actions to finalize and execute the lease.

Submitted by the Facilities Committee

April 22, 2014

Approved by the Board of Trustees

Date

Elaine A. Crider
Chairperson of the Board