

**MANSFIELD TOWNSHIP
BURLINGTON COUNTY**

RESOLUTION NO. 2016-2-8

**RESOLUTION ACCEPTING THE BID FROM R HIGGINS, LLC TO LEASE A PORTION OF
THE SECOND FLOOR IN THE NEW MUNICIPAL COMPLEX**

WHEREAS, the Township of Mansfield solicited bids to lease a portion of the second floor of the Municipal Building located at 3135 Route 206 south, Columbus, New Jersey 08022, as office space pursuant to NJSA 40A:12-14; and

WHEREAS, the bid contained certain conditions and restrictions, including that the users be limited to office use, principal users be the only qualified bidders, that no subletting would be permitted and a minimum rent and square footage to be leased, etc.; and

WHEREAS, NJSA 40 A: 12-14 requires that the Municipality award to the highest qualified bidder; and

WHEREAS, R. Higgins, LLC has submitted the highest qualified bid in accordance with the bid specifications, standards, conditions and restrictions; and

NOW, THEREFORE, BE IT RESOLVED by the Township Committee of the Township of Mansfield, County of Burlington State of New Jersey is hereby authorized to enter into a lease with R Higgins, LLC under the following terms and conditions:

1. R Higgins, LLC will occupy approximately 670 square feet on the second floor of the New Municipal Complex. More specifically identified in the Exhibit "A" to be attached to the lease to be executed;
2. R Higgins, LLC will also be entitled to the use of the common areas in the building including the hallways, stairways, restrooms, conference room and support spaces, along with any other co-tenants of the building;
3. The term of the lease will begin on March 1, 2016 and terminate on February 28, 2019;
4. R Higgins agrees to pay rent at the rate of \$15.00 per gross square foot, inclusive of the proportionate share of the common areas;
5. The municipality will provide gas, electric and water. R Higgins, LLC will be responsible for all other costs including but not limited to, telephone, cable, facsimile, internet, etc.;

BE IT FURTHER RESOLVED that the terms and conditions of the lease to be executed shall be made a part of this Resolution and implemented accordingly.

MOTION:

SECOND:

ROLL CALL VOTE:

AYES

NAYS

ABSENT:

ABSTAIN:

CERTIFICATION

I, LINDA SEMUS, RMC, CMR, Municipal Clerk of the Township of Mansfield, County of Burlington, State of New Jersey, do hereby certify the foregoing to be true and accurate copy of the resolution adopted by the Township Committee of the Township of Mansfield, County of Burlington, State of New Jersey, at their Regular Meeting held on February 24 2015 at 7:30 p.m. at the Mansfield Township Municipal Complex.

LINDA SEMUS, RMC, CMR, Municipal Clerk