

CITY COUNCIL RESEARCH DIVISION LEGISLATIVE SUMMARY



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117 West Duval Street
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Bill Type and Number: Ordinance 2025-0437

Introducer/Sponsor(s): Council President at the request of the Mayor

Date of Introduction: June 10, 2025

Committee(s) of Reference: F, NCSPHS

Date of Analysis: June 6, 2025

Type of Action: Approve and authorize the Mayor to deliver agreements; request for emergency passage; designation of oversight agency.

Bill Summary: This bill approves and authorizes the Mayor to deliver a fourth amendment to the lease agreement between the City and Lutheran Services Florida, Inc., for their continued lease of the Don Brewer Center, located at 1095 A. Philip Randolph Boulevard for an additional term of one year to expire on June 30, 2026. It also provides four renewal options in favor of Lutheran Services Florida, Inc., to extend the term until April 30, 2030.

The bill also approves and authorizes the Mayor to deliver a third amendment to the license agreement between the City and Lutheran Services Florida, Inc, for their continued use and occupancy of nearly 2,000 square feet of office space within the Kids Hope Alliance Building at the same address for a term of one year ending on June 30, 2026. It also provides four renewal options in favor of Lutheran Services Florida, Inc., to extend the term until April 30, 2030. This bill requests emergency passage and designates Kids Hope Alliance as the oversight agency.

Background Information: Lutheran Services Florida, Inc., has leased the Don Brewer Center for approximately 11 years for use as a children's Head Start Program for approximately 11 years pursuant to Ordinance 2014-392-E and the subsequent Lease Agreement dated July 15, 2014. It was amended, at no cost to Lutheran Services Florida, Inc., effective February 1, 2021, pursuant to Ordinance 2020-760-E. Additionally, for over four years, Lutheran Services Florida, Inc., has utilized approximately 2,000 square feet of office space in Building 1 of the Kids Hope Alliance Building for related uses pursuant to a License Agreement in accordance with Ordinances 2020-760-E and 2024-935-E.

Both the Lease Agreement and License Agreement are set to expire on June 30, 2025. Lutheran Services Florida, Inc., recently won a five-year renewal of a federal grant for the Head Start program. Kids Hope Alliance now requests amendments to extend the term of both Agreements by a period of one year to expire on June 30, 2026, with renewal options to extend the term until April 30, 2030

Policy Impact Area: Lease and license agreements, youth services, education

Fiscal Impact: No cost to City

Analyst: Russell