

Date: April 21, 2021

To: Mayor and Members of City Council 202101477  
From: Paula Boggs Muething, City Manager  
Subject: EMERGENCY ORDINANCE – LEASE A PORTION OF GOODMAN STREET,  
HIGHTLAND AVENUE, AND OTHER REAL PROPERTY TO UC HEALTH, LLC

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Attached is an emergency ordinance captioned as follows:

AUTHORIZING the City Manager to execute a *Lease Agreement* with UC Health, LLC, pursuant to which the City will lease for up to sixty-two years a portion of Goodman Street located west of Burnet Avenue, a portion of Highland Avenue located north of Piedmont Avenue, and certain other real property used for transportation purposed in the Corryville neighborhood.

The City owns certain real property known as Goodman Street located west of Burnet Avenue and Highland Avenue located north of Piedmont Avenue in Corryville (the “Property”). UC Health, LLC owns property adjacent to the Property and has requested to lease the Property.

The City has determined the Lease Area is not needed for vehicular or pedestrian access or any other municipal purpose for the duration of the lease and leasing the area to UC Health, LLC is not adverse to the City’s retained interest in the Lease Area.

The fair market value of the Lease Area is approximately \$20,000 per year, however, in consideration of UC Health, LLC assuming responsibility for the maintenance and repair of the Property at its sole cost, the City is agreeable to lease the Property to UC Health for \$1.00/year.

The City Planning Commission approved the lease at its meeting on April 16, 2021.

The reason for the emergency is the immediate need to enable the immediate need to enable the parties to execute the *Lease Agreement* without delay, thereby permitting UC Health to assume control of the Property immediately to undertake construction and minimize access-related disruptions to the University Hospital Emergency Department.

The Administration recommends passage of the attached ordinance.

Attachment I – Lease Agreement

cc: John S. Brazina, Director, Transportation and Engineering JB