

MINUTES
STATE BUILDING COMMISSION
Executive Subcommittee
February 27, 2017

The State Building Commission met this day at 11:00 a.m. in House Hearing Room 30 of the Legislative Plaza, Nashville, Tennessee, with the following members and Departments present. Commissioner Martin called the meeting to order at 11:04 a.m. and requested action on the following matters as presented by State Architect Ann McGauran.

MEMBERS PRESENT

Larry Martin, Commissioner, Department of Finance and Administration
Tre Hargett, Secretary of State
David Lillard, State Treasurer
Justin Wilson, Comptroller of the Treasury

ORGANIZATION

- University of Tennessee
- Tennessee Board of Regents
- State Building Commission

PRESENTER

Robbi Stivers
Dick Tracy
Ann McGauran

CONSENT AGENDA

Approved the following real property transactions which have been reviewed and recommended for approval by Subcommittee staff:

- A. Agency: **University of Tennessee – Tipton County**
Transaction: Acquisition – Lease (Space)
Provision(s): Waiver of advertisement and appraisals

- B. Agency: **Tennessee Board of Regents – Hamilton County**
Transaction: Disposal – Fee with Right to Hire Realtor
Provision(s): Waiver of one appraisal and to utilize State Procurement Agency procurement methods to contract with a realty firm to assist with the disposal

- C. Agency: **Tennessee Board of Regents – Sequatchie County**
Transaction: Disposal – Fee with Right to Hire Realtor
Provision(s): Waiver of one appraisal and to utilize State Procurement Agency procurement methods to contract with a realty firm to assist with the disposal

- D. Agency: **Tennessee Board of Regents – Shelby County**
Transaction: Disposal – Lease (Land)
Provision(s): n/a

- E. Agency: **Department of Transportation – Morgan County**
Transaction: Acquisition – Fee (Purchase)
Provision(s): Waiver of advertisement and one appraisal

- F. Agency: **Department of Transportation – Morgan County**
Transaction: Acquisition – Fee (Purchase)
Provision(s): Waiver of advertisement and one appraisal

- G. Agency: **Tennessee Wildlife Resources Agency – Dyer County**
Transaction: Acquisition – Fee (Purchase)
Provision(s): Waiver of advertisement and one appraisal

- H. Agency: **Tennessee Wildlife Resources Agency**
Transaction: Acquisition – Fee (Purchase)
Provision(s): Waiver of advertisement and one appraisal

- I. Agency: **Department of General Services – Marion County**
Transaction: Acquisition – Lease (Space)
Provision(s): n/a

- J. Agency: **Department of General Services – Washington County**
Transaction: Acquisition – Lease (Space)
Provision(s): n/a

UNIVERSITY OF TENNESSEE

University of Tennessee, Knoxville, Knox County, Tennessee

Requested Action: Approval of a project, budget, scope, funding and source(s) of funding and proceeding with the process to select a programmer and consultant throughout design and construction phases

Project Title: Neyland Stadium South Renovations – Programming

Project Description: This project will provide renovations of the south ground and concourse levels and include relocating visitor locker room, addressing life safety issues in the seating areas, and correcting safety regulations at the field level. This is a phased project with programming for the total project included in this first phase.

SBC Number: 540/009-02-2017

Total Project Budget: \$500,000.00

Source of Funding: \$500,000.00 Plant Funds (Aux-Athletics) (A)

Comment: This request is to provide programming services in support of a future request to approve a project for renovation of the Neyland Stadium south area and proceeding with the process to select Populous, Inc. as programmer for the project. In a separate contract, UT proposes to hire Populous, Inc. as University consultant throughout the design and construction phases.

Previous Action: 02/09/2017 SBC Referred to Executive Subcommittee with authority to act.

Minutes: 02/27/2017 ESC Approved project, budget, scope, funding and source of funding and proceeding with the process to select a programmer and consultant throughout design and construction phases.

UNIVERSITY OF TENNESSEE

Acquisition – Lease (Space)

Requested Action: Approval of a lease and option to purchase with waiver of advertisement and appraisals

Transaction Description: Transaction No.

- **Proposed Lease**

- **Location:** University of Tennessee Health Science Center
Shelby County – 45 S. Dudley Street, Memphis, TN 38104
- **Landlord:** Memphis Specialized Laboratory, Inc.
- **Term:** March 1, 2017 thru November 30, 2018
- **Area / Costs:** 26,171 Square Feet

Annual Payment	\$1,644,000.00/yr
Estimated Annual Operating Cost	644,379.00/yr

Total Annual Effective Cost	\$2,288,379.00/yr
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- **Source of Funding:** Plant Funds (Non-Auxiliary) (A)
- **Procurement Method:** Negotiated
- **FRF Rate:** \$18.00/sf (for reference)

Comment: The Executive Subcommittee approved the acquisition of 45 S. Dudley Street (transaction no. 15-03-003) on March 23, 2015. The University proposes to utilize the vivarium to conduct research projects. The property is currently occupied and operated by Memphis Specialized Labs, Inc. (MSL) under a PILOT Lease agreement with the Industrial Development Board of the City of Memphis and County of Shelby (IDB). MSL received Federal New Market Tax Credit financing for construction of the facility.

The University proposes to sublease the vivarium from MSL from March 1, 2017 through November 30, 2018 at a total cost of \$2,877,000. The sublease will include an option for the University to acquire the property. The University would also be responsible for paying utilities, maintenance, and janitorial costs. Due to the short term of the lease, waiver of termination for convenience is requested.

On November 30, 2018, the compliance period for the tax credits ends and MSL will regain fee title from the IDB. Thereafter, the University will exercise its option to acquire the property. The property was appraised through STREAM by Real Estate Analysis, Inc. for \$19,700,000. The rent payments will be applied to the purchase price and the University will pay \$12,000,000 at closing. As consideration for the purchase option, the University will pay an option fee of \$1,096,000 at the time the lease is executed.

The University may terminate for cause due to lack of funding by the appropriate Legislative Body.

Previous Action:	03/23/2015	ESC	Approved obtaining title work, appraisal, survey, and environmental assessment, and to exercise option to acquire interest, not to exceed fair market value, with waiver of advertisement and one appraisal. (Transaction No. 15-03-003)
SSC Report:	02/13/2017		Robbi Stivers summarized the transaction. Staff referred to Executive Subcommittee with recommendation.
Minutes:	02/27/2017	ESC	Robbi Stivers requested that this item be removed from the agenda. The subcommittee agreed to remove the item from the agenda and acknowledged it would be brought back at a later date.

TENNESSEE BOARD OF REGENTS

Acquisition – Lease (Space)

Requested Action: Approval of a lease

Transaction Description: Transaction No. 05-17-001

- **Proposed Lease**

- **Location:** East Tennessee State University
2025 Red Bank Road, Sevierville, TN
- **Landlord:** Sevier County, Tennessee and the City of Sevierville, Tennessee
- **Term:** March 1, 2017 thru February 28, 2027
- **Area / Costs:** 21,455 Square Feet

Annual Contract Rent	\$21,237.65	@\$1.00/sf
Estimated Annual Utility Cost	15,000.00	@\$1.75/sf
Estimated Annual Janitorial Cost	26,000.00	@\$1.10/sf
Total Annual Effective Cost	\$62,237.65	@\$3.85/sf

- **Source of Funding:** Campus Plant Funds (Non-Auxiliary)
- **Procurement Method:** Negotiated- Governmental Entity
- **FRF Rate:** \$18.00

Comment: The County and City desired to offer an opportunity for residents to take classes in the area and ETSU has agreed to provide a program in the area. ETSU has the right to terminate for convenience on 60 days' notice with payment of the termination fee.

The rent is equal to the costs incurred by the County and City to build out the facility for ETSU's use. If ETSU terminates the lease before the expiration of the term, ETSU will be required to pay the remaining rent due under the lease. The County and City have the right to require that ETSU return to County and City control portions of the land unused by ETSU with no reduction in rent. ETSU is also responsible for the cost of ordinary maintenance and repairs.

SSC Report: 02/13/2017 Dick Tracy summarized the transaction. Staff referred to Executive Subcommittee with recommendation.

Minutes: 02/27/2017 Approved the lease.

STATE BUILDING COMMISSION

Minutes of Executive Subcommittee Meeting

- 1) Approved the Minutes of the Executive Subcommittee meeting held on January 23, 2017.

Designer Selections

The following designer selections represent projects approved by the State Building Commission and recommended by the State Procurement Agencies. Secretary Hargett stated that, while they used the normal criteria in determining final selections including maintaining the geographical balance, current work capacity, and quality and quantity of workload over past several years, it was still primarily a process driven by the individual agencies.

- 1) **University of Tennessee Knoxville**
(Window Replacements and Masonry Repairs)
Total Project Budget: \$5,400,000
SBC Project No. 540/009-11-2016
Designer: LINDSAY & MAPLES ARCHITECTS INC

- 2) **University of Tennessee Chattanooga**
(Roof Replacements)
Total Project Budget: \$4,500,000
SBC Project No. 540/005-10-2016
Designer: HEFFERLIN + KRONENBERG ARCH

- 3) **Knoxville Veterans Home**
(HVAC Upgrades)
Total Project Budget: \$183,000
SBC Project No. 680/002-01-2016
Designer: I C THOMASSON ASSOCIATES INC

Other Business

There being no further business, the meeting adjourned at 11:09 a.m.

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UNIVERSITY OF TENNESSEEAcquisition – Lease (Space)

Requested Action: Approval of a lease with waiver of advertisement and appraisals

Transaction Description: Transaction No.

- **Proposed Lease**

- **Location:** University of Tennessee Health Science Center
Tipton County – 1999 Highway 51 South, Covington, TN 38019
- **Landlord:** Baptist Memorial Hospital – Tipton, Inc.
- **Term:** Five (5) years with one (1) five (5) year option to extend with mutual consent
- **Area / Costs:** 7,372 Square Feet

First Year Contract Rent	\$10.00/sf	\$73,720.00/yr
Estimated Annual Utility Cost	\$1.75/sf	\$12,901.00/yr
Estimated Annual Janitorial Cost	\$1.10/sf	\$8,109.20/yr
Total Annual Effective Cost	\$12.85/sf	\$94,730.20/yr

- **Current Lease**

- **Location:** Tipton County – 1999 Highway 51 South, Covington, TN 38019
- **Landlord:** Baptist Memorial Hospital – Tipton, Inc.
- **Term:** 5 years – January 1, 2012 through December 31, 2016
- **Area / Costs:** 7,372 Square Feet

Annual Contract Rent	\$10.00/sf	\$73,720.00/yr
Estimated Utilities Cost	\$1.75/sf	\$12,901.00/yr
Estimated Janitorial Cost	\$1.10/sf	\$8,109.20/yr
Total Annual Effective Cost	\$12.85/sf	\$94,730.20/yr

- **Source of Funding:** Practice Revenues and State Appropriations for treatment of patients
- **Procurement Method:** Negotiated
- **FRF Rate:** \$18.00/sf (for reference)

Comment: The University proposes to lease space at Baptist Memorial Hospital – Tipton as a part of the UT Family Medical Residency Program for residents to practice general medicine in rural areas. The University has leased space at this hospital since 1997. The rent would increase annually based upon the Consumer Price Index for U.S. Cities, “Urban Wage Earners and Clerical Workers”, “All Items”, as published by the U.S. Department of Labor Bureau of Labor Statistics (“CPI”). Either party may terminate for convenience with 120 days-notice. For cause, the University can terminate for lack of funding by the appropriate Legislative Body.

SSC Report: 02/13/2017 Robbi Stivers summarized the transaction. Staff referred to the Executive Subcommittee for consent agenda.

Minutes: 02/27/2017 Approved a lease with waiver of advertisement and appraisals.

TENNESSEE BOARD OF REGENTSDisposal – Fee with Right to Hire Realtor

Requested Action:	Approval of disposal in fee with waiver of one appraisal and to utilize State Procurement Agency procurement methods to contract with a realty firm to assist with the disposal	
Transaction Description:	Transaction No. 17-01-009	
• Location:	Chattanooga State Community College Hamilton County – 2.7+/-acres, 7158 Lee Highway, Chattanooga, TN	
• Estimated Sale Price:	Fair Market Value	
• Estimated Realtor Cost:	6% of the sale price	
Comment:	ChSCC has placed several different programs of study in this facility to increase usage with little success. Due to the fulltime equated enrollment declining 25% since the fall of 2010, ChSCC no longer needs this facility.	
	Date of Last Transfer:	March 6, 1992
	Previous Owner:	Church of Today
	Original Cost to State:	\$550,000
	Square Footage Improvements:	15,000
SSC Report:	02/13/2017	Dick Tracy summarized the transaction. Staff referred to Executive Subcommittee for consent agenda.
Minutes:	02/27/2017	Approved disposal in fee with waiver of one appraisal and to utilize State Procurement Agency procurement methods to contract with a realty firm to assist with the disposal.

TENNESSEE BOARD OF REGENTSDisposal – Fee with Right to Hire Realtor

Requested Action:	Approval of disposal in fee with waiver of one appraisal and to utilize State Procurement Agency procurement methods to contract with a realty firm to assist with the disposal	
Transaction Description:	Transaction No. 17-01-008	
• Location:	Chattanooga State Community College Sequatchie County – 20+/-acres, 26297 US Highway 127, Dunlap, TN	
• Estimated Sale Price:	Fair Market Value	
• Estimated Realtor Cost:	6% of the sale price	
Comment:	ChSCC has placed several different programs of study in this facility to increase usage with little success. Due to the fulltime equated enrollment declining 50% since the fall of 2010, the current enrollment does not support continued operations of the site and ChSCC no longer needs this facility.	
	Date of Last Transfer:	October 10, 1974
	Previous Owner:	Bill and Betty Staggs
	Original Cost to State:	\$24,000
	Square Footage Improvements:	34,922
SSC Report:	02/13/2017	Dick Tracy summarized the transaction. Staff referred to Executive Subcommittee for consent agenda.
Minutes:	02/27/2017	Approved disposal in fee with waiver of one appraisal and to utilize State Procurement Agency procurement methods to contract with a realty firm to assist with the disposal.

TENNESSEE BOARD OF REGENTSDisposal – Lease (Land)

Requested Action:	Approval of disposal by lease agreement
Transaction Description:	Transaction No. 16-07-016
• Location:	University of Memphis Shelby County, 50'x50'+/-sf, East Park Loop, Memphis, TN
• Tenant:	Tower Assets Newco IX LLC
• Term:	Twenty-five (25) years after completion of construction of the Tower
• Area / Costs:	2,500sf at \$12,000/month
Comment:	UoM issued an RFP for a Ground Lease to build a cellphone tower. They received two proposals, and rejected one as non-responsive. Construction of improvements, maintenance, and operations costs will be sole responsibility of Lessee.
	Date of Last Transfer: September 20, 1967
	Original Cost to State: \$0.00
	Square Footage Improvements: na
SSC Report:	08/22/2016 Approved issuing a Request for Proposal for a Ground Lease.
SSC Report:	02/13/2017 Dick Tracy summarized the transaction. Staff referred to Executive Subcommittee for consent agenda.
Minutes:	02/27/2017 Approved disposal by lease agreement.

DEPARTMENT OF TRANSPORTATIONAcquisition – Fee (Purchase)

Requested Action: Approval to obtain title work, appraisal, survey, and environmental assessment, and to exercise an option to acquire the required interest, not to exceed fair market value, with waiver of advertisement and one appraisal

Transaction Description: Transaction No. 17-01-018-DM

- **Location:** Morgan County – 0.20+/- acres – 136 Mill Road, Wartburg, TN
- **Owner(s):** Richard Lee Webb
- **Estimated Purchase Price:** Fair Market Value
- **Source of Funding:** TDOT Operating Funds (A)

Comment: This acquisition, in conjunction with the proposed acquisition of the adjoining Hall Tract and existing State property, will provide the space necessary for the addition of equipment sheds, and will also help to meet environmental requirements; increase salt storage during ice and snow events; and provide storage for drainage pipes, aggregate and other related maintenance materials.

Date of Last Transfer: 02/08/2000
Purchase Price: \$0
Property Assessor's Value: \$4,100.00
Square Footage: N/A
Improvements:

SSC Report: 02/13/2017 Staff referred to the Executive Subcommittee for consent agenda.

Minutes: 02/27/2017 Approved obtaining title work, appraisal, survey, and environmental assessment, and to exercise an option to acquire the required interest, not to exceed fair market value, with waiver of advertisement and one appraisal.

DEPARTMENT OF TRANSPORTATION

Acquisition – Fee (Purchase)

Requested Action: Approval to obtain title work, appraisal, survey, and environmental assessment, and to exercise an option to acquire the required interest, not to exceed fair market value, with waiver of advertisement and one appraisal

Transaction Description: Transaction No. 17-01-021-DM
 • **Location:** Morgan County – 1.39+/- acres – 132 Mill Road, Wartburg, TN
 • **Owner(s):** Etta B. Hall
 • **Estimated Purchase Price:** Fair Market Value
 • **Source of Funding:** TDOT Operating Funds (A)

Comment: This acquisition, in conjunction with the proposed acquisition of the adjoining Webb Tract and existing State property, will provide the space necessary for the addition of equipment sheds, and will help to meet environmental requirements; increase salt storage during ice and snow events; and provide storage for drainage pipes, aggregate and other related maintenance materials.

Date of Last Transfer: 06/23/1989
 Purchase Price: \$12,000.00
 Property Assessor’s Value: \$17,000.00
 Square Footage Improvements: 1,700 sf (Mobile Home)

SSC Report: 02/13/2017 Staff referred to the Executive Subcommittee for consent agenda.

Minutes: 02/27/2017 Approved obtaining title work, appraisal, survey, and environmental assessment, and to exercise an option to acquire the required interest, not to exceed fair market value, with waiver of advertisement and one appraisal.

TENNESSEE WILDLIFE RESOURCES AGENCYAcquisition – Fee (Purchase)

Requested Action: Approval to obtain title work, appraisal, survey, and environmental assessment, and to exercise an option to acquire the required interest, not to exceed fair market value, with waiver of advertisement and one appraisal

Transaction Description: Transaction No. 17-01-011-RA
 • **Location:** Dyer County – 191.72+/- acres – Bizzle Bennett, Dyersburg, TN
 • **Owner(s):** Larry G Bizzle, Donna F Bizzle, & Steve Bennett
 • **Estimated Purchase Price:** Fair Market Value
 • **Source of Funding:** 16/17 Wetland Acquisition Fund (A)

Comment: This acquisition is adjacent to the Bogota WMA and will become an important addition to the area by helping protect and preserve wetlands and other watershed functions in the Bogota WMA ecosystem. No additional management costs are anticipated with this acquisition.

Date of Last Transfer: 11/27/2007
 Purchase Price: \$ 118,350
 Property Assessor's Value: \$ 132,600
 Square Footage Improvements: N/A

Date of Last Transfer: 12/30/2010
 Purchase Price: \$ 93,280
 Property Assessor's Value: \$ 68,800
 Square Footage Improvements: N/A

Date of Last Transfer: 3/12/2007
 Purchase Price: \$ 116,250
 Property Assessor's Value: \$ 151,900
 Square Footage Improvements: N/A

SSC Report: 02/13/2017 Staff referred to the Executive Subcommittee for consent agenda.

Minutes: 2/27/2017 Approved obtaining title work, appraisal, survey, and environmental assessment, and to exercise an option to acquire the required interest, not to exceed fair market value, with waiver of advertisement and one appraisal.

TENNESSEE WILDLIFE RESOURCES AGENCY

Acquisition – Fee (Purchase)

Requested Action: Approval to obtain title work, appraisal, survey, and environmental assessment, and to exercise an option to acquire the required interest, not to exceed fair market value, with waiver of advertisement and one appraisal

Transaction Description: Transaction No. 17-01-013-RA
 • **Location:** Chester County – 64+/- acres – Near Tull Bottom WMA, Henderson, TN
 • **Owner(s):** Danny & Karen Thomas
 • **Estimated Purchase Price:** Fair Market Value
 • **Source of Funding:** 16/17 Wetland Acquisition Fund (A)

Comment: This acquisition is known as the Thomas tract and is adjacent to the recently purchased Bolton & Young tracts. This wetland acquisition will protect and preserve wetlands and other watershed functions in the Tull Bottom WMA ecosystem. No additional management costs are anticipated with this acquisition.

Date of Last Transfer: 3/17/1986
 Purchase Price: Unknown
 Property Assessor's Value: \$ 63,600
 Square Footage Improvements: 700 sf (Shed)

Date of Last Transfer: 3/17/1986
 Purchase Price: Unknown
 Property Assessor's Value: \$ 132,100
 Square Footage Improvements: 2109 sf

SSC Report: 02/13/2017 Staff referred to the Executive Subcommittee for consent agenda.

Minutes: 02/27/2017 Approved obtaining title work, appraisal, survey, and environmental assessment, and to exercise an option to acquire the required interest, not to exceed fair market value, with waiver of advertisement and one appraisal.

DEPARTMENT OF GENERAL SERVICESAcquisition – Lease (Space)Requested Action: **Approval of a Lease**

Transaction Description: Transaction No. 15-03-914-SN

• **Proposed Lease**

Location: Marion County – 4930 Main Street, Suite C, Jasper, TN

Landlord: Acuff Group LLC / Joyce Burkhalter

Term: 5 years with 1-5 year option to renew

Area / Costs: **5,080 Square Feet**

Annual Contract Rent incl. Utilities: \$49,900.00 @ \$ 9.82/sf

Estimated Annual Janitorial Cost: \$ 5,588.00 @ \$ 1.10/sf

Total Annual Effective Cost: \$55,488.00 @ \$10.92/sf• **Current Lease**

Location: Marion County – 4930 Main Street, Suite C, Jasper, TN

Landlord: Acuff Group LLC / Joyce Burkhalter

Term: (5 years) January 1, 2004 through December 31, 2008 – Holdover

Area / Costs: **6,504 Square Feet**

Annual Contract Rent: \$46,464.00 @\$7.15/sf

Estimated Annual Janitorial Cost: \$ 7,154.40 @\$1.10/sf

Total Annual Effective Cost: \$53,618.40 @\$8.25/sf• **Source of Funding:** FRF Operating Fund• **Procurement Method:** Negotiated• **FRF Rate:** \$14.00

Comment: The Lease will provide office space for Department of Children's Services. Because the annual rental for this location was less than \$50,000 advertising was not required, but market research was conducted in the area and no alternative properties which would have been suitable for the agency needs were located in the area. The tenant may terminate this lease at any time by giving written notice to the landlord at least 90 days prior to the date the termination becomes effective.

SSC Report: 02/13/2017 Staff referred to the Executive Subcommittee for consent agenda.

Minutes: 02/27/2017 Approved the lease.

DEPARTMENT OF GENERAL SERVICESAcquisition – Lease (Space)

Requested Action:	Approval of a Revised Lease		
Transaction Description:	Transaction No. 15-02-903-JLL		
• Proposed Lease			
Location:	Washington County – 2305 Silverdale Rd., Johnson City, TN		
Landlord:	Barbara B. Allen		
Term:	10 years		
Area / Costs:	<u>15,816 Square Feet</u>		
	Annual Contract Rent:	\$193,746.00	@ \$12.25/sf
	Estimated Annual Utilities Cost:	\$ 27,678.00	@ \$1.75/sf
	Estimated Annual Janitorial Cost:	\$ 17,397.60	@ \$ 1.10/sf
	Total Annual Effective Cost:	\$238,821.60	@ \$15.10/sf
• Current Lease			
Location:	Washington County – 2305 Silverdale Rd., Johnson City, TN		
Landlord:	Barbara B. Allen		
Term:	(10 years) January 1, 2004 through December 31, 2013 – Holdover		
Area / Costs:	<u>15,816 Square Feet</u>		
	Annual Contract Rent:	\$117,828.96	@\$7.45/sf
	Estimated Annual Utilities Cost:	\$ 27,678.00	@ \$1.75/sf
	Estimated Annual Janitorial Cost:	\$ 17,397.60	@\$1.10/sf
	Total Annual Effective Cost:	\$162,904.56	@\$10.30/sf
• Source of Funding:	FRF Operating Fund		
• Procurement Method:	Negotiated		
• FRF Rate:	\$18.00		
Comment:	<p>The lease will provide office space for Department of Environment and Conservation's Assistance Center.</p> <p>A lease for this location was approved by ESC at its November, 2016 meeting. Though the terms of that lease had been agreed upon by the owner/landlord, after she received the approved lease for execution, she consulted with her family and requested a few changes to the lease pertaining to termination clauses and the buildout provisions.</p> <p>The tenant may terminate this lease at any time by giving written notice to the landlord at least 180 days prior to the date the termination becomes effective; provided, however, that such termination shall not be effective prior to the end of the 72nd month of the term. It is in the best interest of the State to proceed with an approval of a revised lease rather than commence a new procurement.</p>		
Previous Action:	11/21/2016	John Hull presented the transaction. Comptroller Wilson noted that Jones Lang LaSalle is receiving a commission of \$77,498. Subcommittee approved the lease as presented.	
SSC Report:	02/13/2017	Staff referred to the Executive Subcommittee for consent agenda.	
Minutes:	02/27/2017	Approved the revised lease.	

Approved:



Tre Hargett
Secretary, State Building Commission Executive Subcommittee
Secretary of State