

**RESOLUTION NO. R-65-16**

**RESOLUTION AUTHORIZING THE EXERCISING OF AN OPTION FOR A ONE YEAR  
EXTENSION OF A SUBLEASE BETWEEN THE CITY OF WHEATON AND ROBERT  
LOVELAND D/B/A COMMUTER COMFORTS (COLLEGE AVENUE METRA STATION  
COFFEE VENDOR)**

**WHEREAS**, the City of Wheaton, leases commuter train stations from the Union Pacific Railroad for the convenience of its citizens who commute by train to work;

**WHEREAS**, the City of Wheaton, consistent with its lease with the Union Pacific Railroad has subleased portions of the College Avenue commuter train station, located on College Avenue in the City of Wheaton, hereinafter "Station" to Robert Loveland d/b/a Commuter Comforts, hereinafter "Commuter Comforts" for the provision of coffee and other items for the benefit of commuters and which further enhance the attractiveness and utility of the Station; and

**WHEREAS**, Commuter Comforts existing lease, which expires at the end of 2016, includes an option for a one year extension subject to approval by both parties with an increase in rent of 3% on the current \$761.84 monthly rent; and

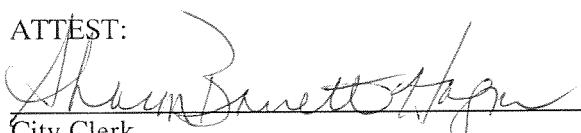
**WHEREAS**, Commuter Comforts, seeks to exercise their option for a one year extension of the sublease subject to a reduction in their monthly rent to \$600 based upon decreased sales due to reductions in ridership; and

**WHEREAS**, the Corporate Authorities of the City of Wheaton have considered the request of Commuter Comforts and concluded that it is fair and reasonable given the circumstances.

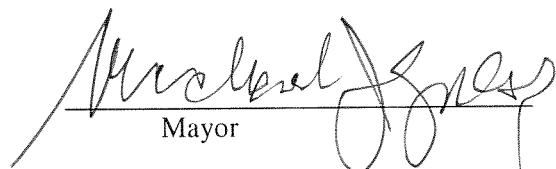
**NOW THEREFORE, BE IT RESOLVED**, by the Mayor and City Council of the City of Wheaton, DuPage County, Illinois that the exercising of the option for a one year extension of the existing sublease, which terminates on December 31, 2017, at a monthly rent of \$600, is hereby approved.

ADOPTED this 5<sup>th</sup> day of December, 2016

ATTEST:

  
Sean Bennett, Mayor

City Clerk

  
Michael Gresk  
Mayor

**ROLL CALL VOTE:**

Ayes: Councilman Saline  
Councilman Scalzo  
Councilman Suess  
Councilwoman Fitch  
Councilman Prendiville  
Councilman Rutledge  
Mayor Gresk

Nays: None  
Absent: None

**Motion Carried Unanimously**