



Date: August 18, 2022

To: Maria Wagenhofer, Legislative Services Agency

From: Adam Steen, Director

RE: Lease Renewal by and between Grand Investors, LLC and Iowa Department of Administrative Services on behalf of and for the benefit of the Iowa Vocational Rehabilitation Services

Leased Premises: Approximately, 3,044 Square Feet of office space located at 819 Wheeler Street, Suite 6, Ames, Iowa 50010

Term of Lease: The lease shall commence on January 1, 2023 and shall end on December 31, 2027.

Cost of the Lease: For the lease term commencing on January 1, 2023 through December 31, 2027 the annual cost of this lease will be \$50,470.80 or approximately, \$16.57 per square foot per year for office space, payable in equal monthly installments of \$4,205.90 per month.

The total cost of this lease contract is \$252,354.00.

Source of Funding: The Vocational Rehabilitation program in Iowa is funded with 78.7% federal funds and 21.3% in state and other funding. No non-governmental funds are used to finance this program.

Consequences of delaying or abandoning the lease: At this time we have no other location for our clients to walk into for engaging in services. Without having a dedicated location for our main area offices we do not have a central location in areas of the state to receive walk-ins or to hold meetings in a consistent place. Due to the nature of our work, having a dedicated location provides consistency for our clients as well as partners to reach us. Without this location the other options would be telework or finding optional locations in the community for meetings but would need to be arranged for each individual appointment which would take time and resources away from serving the client directly.

We are submitting the above information, pursuant to 2021 Iowa Acts, House File 314. If you have questions or comments, please do not hesitate to contact Barbara Bendon at 515-281-8887 or email [Barbara.Bendon@Iowa.gov](mailto:Barbara.Bendon@Iowa.gov).