

Department of Public Works

City Hall
730 Washington Avenue
Racine, Wisconsin 53403
262.636.9121 – Public Works
262.636.9191 - Engineering



John C. Rooney, P.E.
Commissioner of Public Works &
Engineering

Ron J. Pritzlaff, P.E.
Asst. Comm. of Public Works

August 3, 2023

Tex Reynolds' Toys for Tots
Pete Waselchuk
800 Center Street
Racine, WI 53403

Dear Mr. Waselchuk:

The rental agreement for the City Hall Annex expires on June 30, 2023.

You currently lease 9,457 square feet of space at a rate of \$1.14 per square foot per year. The increase in Consumer Price Index for 2023 is 4.8%, resulting in a 2023 rental rate of \$1.27 per square foot per year. The lease amount per square foot ONLY reflects utility costs with regard to the space leased. This will result in a rental amount of \$12,010.39 from July 1, 2023 to June 30, 2024. The spaces you can utilize per the agreement are highlighted in the attached drawings. Use of space not shown in these drawings is not permitted and will be in violation of the lease agreement.

Please note that our typical annual rental rate for non-profit organizations in other areas of this facility is \$5.62 per square foot, so if you were required to pay this full rental rate, your rent would be \$53,148.34 through June 30, 2024. If you were expected to pay the standard rental rate of \$18.95 per square foot, your rent would be \$179,210.15 through June 30, 2024.

If you have any questions, please don't hesitate to contact me.

Sincerely,

Ronald J. Pritzlaff

Ron J. Pritzlaff, P.E.
Assistant Commissioner of Public Works

Cc: John C. Rooney
Mayor Cory Mason
Ron Pritzlaff
Bill Miller
Kathleen Fischer
Stacey Salvo