

Project: Department of Veterans Affairs Lease in Chattanooga, Tennessee

Classification Code: X -- Lease or rental of facilities

NAICS Code: 531120

Set Aside: Total Small Business set-aside

Lease Award Date: September 28, 2018

This serves as notice that the Department of Veterans Affairs (VA) has accepted an offer to lease 94,566 rentable square feet (RSF) of space yielding 75,000 net usable square feet (NUSF) and 506 surface parking spaces using Full and Open Competition practices. The lease has been awarded to the following Lessor:

US FEDERAL PROPERTIES CO., LLC
4706 Broadway Ste 240
Kansas City, MO, 64112

The commencement date of this Lease, along with any applicable termination and renewal rights, shall be more specifically set forth in a Lease Amendment upon substantial completion and acceptance of the Space by the Government; the lease is for a firm term of Fifteen (15) years. VA shall pay the Lessor a fully-serviced annual rent of:

Year 1: \$3,572,213.52 at the rate of \$297,684.46 per month

Years 2– 15: \$4,115,968.02 at the rate of \$342,997.34 per month