



100TH GENERAL ASSEMBLY

State of Illinois

2017 and 2018

HB4550

by Rep. Arthur Turner

SYNOPSIS AS INTRODUCED:

30 ILCS 500/40-25

Amends the Illinois Procurement Code. Provides that any lease for real property to be used by the University of Illinois at Chicago for clinical services and ambulatory surgical services may exceed 10 years in length, but may not exceed 30 years in length, provided (i) the lease requires the lessor to make capital improvements in excess of \$100,000 and (ii) the Board of Trustees of the University of Illinois determines a term of more than 10 years is necessary and is in the best interest of the public institution of higher education. Effective immediately.

LRB100 17479 HLH 32648 b

FISCAL NOTE ACT
MAY APPLY

A BILL FOR

1 AN ACT concerning State government.

2 **Be it enacted by the People of the State of Illinois,**
3 **represented in the General Assembly:**

4 Section 5. The Illinois Procurement Code is amended by
5 changing Section 40-25 as follows:

6 (30 ILCS 500/40-25)

7 Sec. 40-25. Length of leases.

8 (a) Maximum term. Leases shall be for a term not to exceed
9 10 years inclusive, beginning January, 1, 2010, of proposed
10 contract renewals and shall include a termination option in
11 favor of the State after 5 years. The length of energy
12 conservation program contracts or energy savings contracts or
13 leases shall be in accordance with the provisions of Section
14 25-45.

15 (a-5) Notwithstanding subsection (a) of this Section, any
16 lease for real property to be used by the University of
17 Illinois at Chicago for clinical services and ambulatory
18 surgical services may exceed 10 years in length, but may not
19 exceed 30 years in length, provided (i) the lease requires the
20 lessor to make capital improvements in excess of \$100,000 and
21 (ii) the Board of Trustees of the University of Illinois
22 determines a term of more than 10 years is necessary and is in
23 the best interest of the public institution of higher

1 education.

2 (b) Renewal. Leases may include a renewal option. An option
3 to renew may be exercised only when a State purchasing officer
4 determines in writing that renewal is in the best interest of
5 the State and notice of the exercise of the option is published
6 in the appropriate volume of the Procurement Bulletin at least
7 60 calendar days prior to the exercise of the option.

8 (c) Subject to appropriation. All leases shall recite that
9 they are subject to termination and cancellation in any year
10 for which the General Assembly fails to make an appropriation
11 to make payments under the terms of the lease.

12 (d) Holdover. Beginning January 1, 2010, no lease may
13 continue on a month-to-month or other holdover basis for a
14 total of more than 6 months. Beginning July 1, 2010, the
15 Comptroller shall withhold payment of leases beyond this
16 holdover period.

17 (Source: P.A. 100-23, eff. 7-6-17.)

18 Section 99. Effective date. This Act takes effect upon
19 becoming law.