



**DEPARTMENT OF PUBLIC SAFETY**

BUREAU OF POLICE  
ROOSEVELT SQUARE  
MOUNT VERNON, NY 10550  
(914) 665-2500

**DAVID GIBSON**  
COMMISSIONER

**JENNIFER LACKARD**  
DEPUTY COMMISSIONER of Reform

**MARCEL OLIFIERS**  
CHIEF OF OPERATIONS

**SHAWYN PATTERSON - HOWARD**  
MAYOR

May 28, 2025

Honorable City Council Members  
*Through the Office of the Mayor*  
1 Roosevelt Square  
Mount Vernon, NY 10550

**RE: 6 Gramatan Ave- Suite 407 Rental Lease Renewal Agreement FOR APPROVAL at the  
June 11th, 2025 CITY COUNCIL MEETING**

Honorable Council Members,

The Department of Public Safety respectfully requests that the City Council approve a Resolution authorizing the Mayor to enter into a **lease renewal agreement** between the City of Mount Vernon and the landlord entities **1978 Third Avenue LLC and 11285 AV, LLC New York—for Suite 407 located at 6 Gramatan Avenue, Mount Vernon, NY**. This space is currently occupied by the Internal Affairs Division of the Mount Vernon Police Department. The existing lease is set to expire on July 31, 2025.

The relocation of the Internal Affairs Division to 6 Gramatan Avenue has significantly enhanced the confidentiality and privacy of interactions between Members of Service and the public. This location provides a more secure environment for residents to file civilian complaints and has also allowed for better utilization of limited workspace within Police Department headquarters.

The lease agreement includes an **annual base rent of \$1,802.50**, plus an **additional \$206.00 per month for electricity**, bringing the total monthly payment to \$2,008.50. Lease payments will be made from **Budget Line A3120.468 (Rent)**. The term of the lease is for one year, with an annual rent increase of 3% for subsequent years.

Cc: Mayor  
Comptroller  
Law Department

<b>Period</b>	<b>Fixed Annual Rate</b>	<b>Monthly Installments</b>
August 1, 2025- July 31, 2026	\$21,630.00	\$1,802.50
August 1, 2025- July 31, 2026	\$2,472.00	\$206.00
<b>Total</b>	<b>\$24,102.00</b>	<b>\$2,008.50</b>

If this request meets the approval of your Honorable Body, please enact legislation granting this approval.

Sincerely,



David Gibson  
Commissioner of Public Safety