

AGENDA ITEM SUMMARY

FORT COLLINS CITY COUNCIL

ITEM NUMBER: 12

DATE: October 16, 2007

STAFF: Patrick Rowe

SUBJECT

First Reading of Ordinance No. 113, 2007, Authorizing the Lease of City-Owned Property at 211 South Bryan Avenue for Up to Ten Years.

RECOMMENDATION

Staff recommends adoption of the Ordinance on First Reading.

FINANCIAL IMPACT

Ongoing building maintenance and utility costs will be paid for by the Tenant. The Tenant will pay the City \$5 per year for leasing the property.

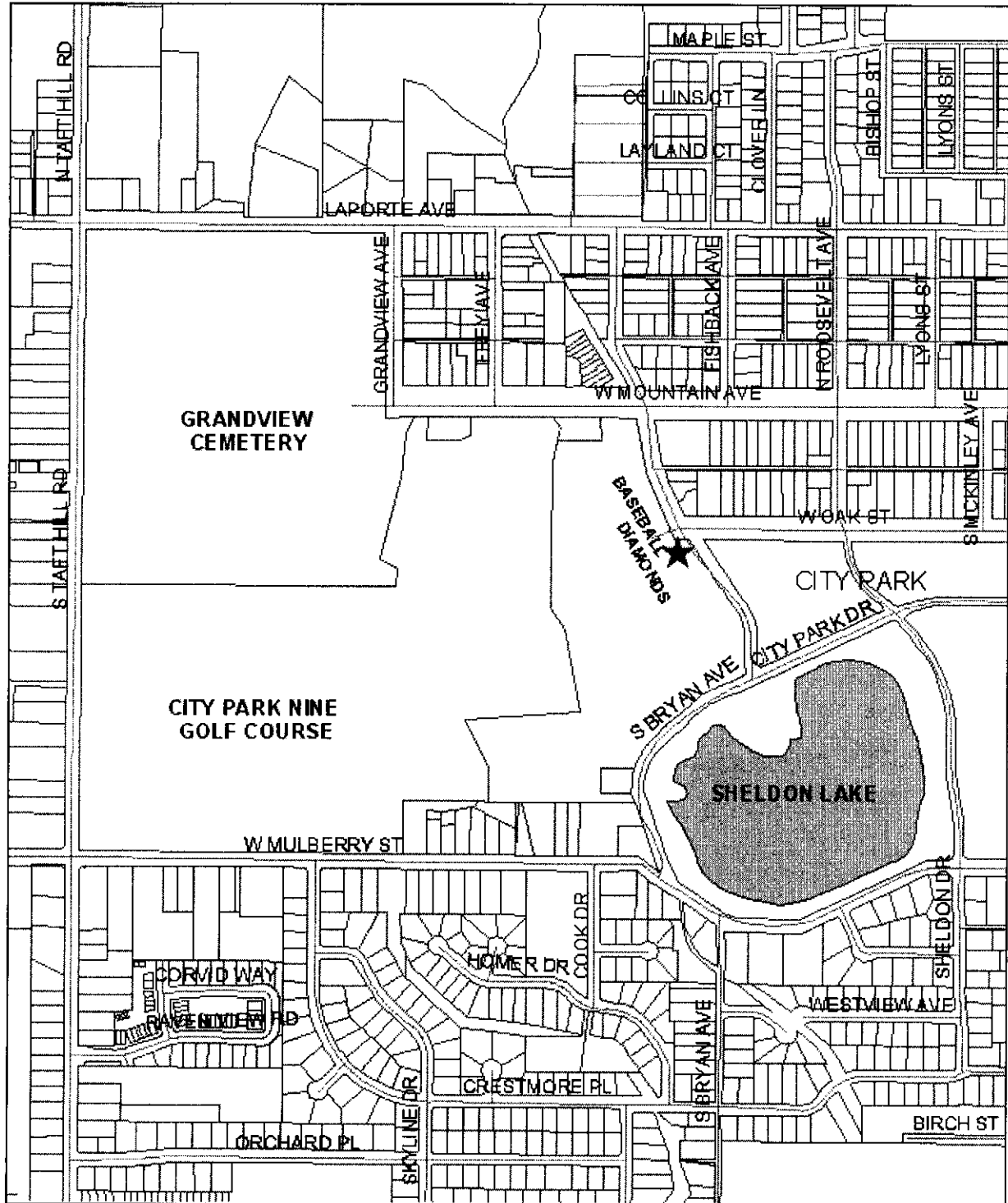
EXECUTIVE SUMMARY

The Fort Collins Baseball Club (formerly the Fort Collins Youth Baseball Association), a local non-profit that provides recreational and competitive baseball programming to more than 3300 players ranging in age from 5 to 18 years old, resides and operates out of an approximately 1,495 square-foot City facility located near the baseball diamonds at City Park. The City has leased this facility to the baseball club at no cost since 1983 in recognition of the community benefits derived from the organization's recreational programming.

The term of the current lease is expired and the Baseball Club wishes to renew its lease arrangement with the City for up to ten years.

Staff believes that it is in the best interest of the community to renew this no-cost lease.

211 S. Bryan Street Lease Location Map



★ 211 S. Bryan Location



ORDINANCE NO. 113, 2007
OF THE COUNCIL OF THE CITY OF FORT COLLINS
AUTHORIZING THE LEASE OF CITY-OWNED PROPERTY AT
211 SOUTH BRYAN AVENUE FOR UP TO 10 YEARS

WHEREAS, the City of Fort Collins is the owner of the property located west of the intersection of West Oak Street and South Bryan Avenue, commonly known as the City Park Ballfields (the "Property"); and

WHEREAS, located on the Property is a building, approximately 1,495 square feet in size, identified as 211 South Bryan (the "Premises"); and

WHEREAS, since 1983, the City has been leasing the Premises to the Fort Collins Baseball Club (formerly the Youth Baseball Association), a local non-profit corporation (the "Baseball Club"); and

WHEREAS, the Baseball Club's most recent lease has expired, and the Baseball Club desires to continue leasing the Premises for up to ten years; and

WHEREAS, rent for the Premises would be \$5 per year, in recognition of the community benefits derived from the Baseball Club's recreational and competitive baseball programming; and

WHEREAS, the Baseball Club would pay for all utilities and ongoing building maintenance for the Premises; and

WHEREAS, City staff believes it is in the best interests of the community to continue leasing the Premises to the Baseball Club; and

WHEREAS, under Section 23-111(a) of the Code of the City of Fort Collins, the Council is authorized to sell, convey or otherwise dispose of any and all interests in real property owned in the name of the City, provided that Council first finds that such disposition is in the best interests of the City.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF FORT COLLINS as follows:

Section 1. That the Council hereby finds that leasing the Premises located at 211 South Bryan Avenue under the terms listed above is in the best interests of the City.

Section 2. That the City Manager is hereby authorized to execute a lease agreement for the Premises on the terms and conditions consistent with this Ordinance, together with such additional terms and conditions as the City Manager, in consultation with the City Attorney, determines to be necessary and appropriate to protect the interests of the City, including any necessary changes to the legal description of the Premises, as long as such changes do not materially increase the size or change the character of the leased Premises.

Introduced, considered favorably on first reading, and ordered published this 16th day of October, A.D. 2007, and to be presented for final passage on the 6th day of November, A.D. 2007.

Mayor

ATTEST:

City Clerk

Passed and adopted on final reading on the 6th day of November, A.D. 2007.

Mayor

ATTEST:

City Clerk