



MEMORANDUM

City of Venice

Choose an item.

TO: Ed Lavallee, City Manager

THROUGH: Wendy Keller

FROM: Mark J. Cervasio

DATE: September 12, 2019

COUNCIL APPROVAL: Yes

MEETING DATE: September 24, 2019

STRATEGIC PLAN GOAL: Ensure a Financially Sound City

SUBJECT: Authorize the Mayor to Execute 1st Amendment to Lease Agreement between the City of Venice and Tito Gaona's Flying Fantasy Circus, Inc.

Background: Tito Gaona's Flying Fantasy Circus, Inc., (fka The Tito Gaona Trapeze Academy, Inc.) (Lessee) is a non-aeronautical month-to-month tenant that leases approximately 8,400 square feet of land located on a portion of the property located at 1401 Ringling Drive, commonly referred to as the "circus property" (premises). The Lessee conducts trapeze classes for the general public and related uses and currently pays Five Hundred Sixty Dollars (\$560.00) per month in rent to the Airport Fund.

Request for Letters of Interest were advertised on 10/31/2018 and 11/3/2018 to assist the City in identifying the highest and best future uses of the "circus property" consisting of 11 acres +/- . Staff has negotiated a lease agreement with Horizon 880, LLC to develop the Property, and that lease agreement is being recommended on this same agenda.

The 1st Amendment to Lease Agreement (Amendment) allows the Lessee to occupy the premises under the terms of its existing lease agreement for a period not-to-exceed ninety (90) days from the Effective Date of this Amendment. Staff has been able to accommodate the Lessee with a similar piece of property at the entrance to the festival grounds. This new location will allow for the Lessee to continue operating with visibility comparable to their current location and not interfere with the traffic flow in and out of the festival grounds.

Requested Action: Authorize the Mayor to execute 1st Amendment to Lease Agreement between the City of Venice and Tito Gaona's Flying Fantasy Circus, Inc.

If for an agenda item, this document and any associated backup created by City of Venice staff has been reviewed for ADA compliance: Yes
City Attorney Review/Approved: Yes
Risk Management Review: Yes
Finance Department Review/Approved: Yes
Funds Availability (account number): N/A

ORIGINAL(S) ATTACHED: Three (3) Original 1st Amendment to Lease Agreements attached. After the Mayor signs please send two (2) originals to the Airport.

Cc: N/A