



RIVIERA BEACH COMMUNITY REDEVELOPMENT AGENCY

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TO: Honorable Chair and Members, CRA Board of Commissioners City of Riviera Beach, Florida

FROM: Scott Evans, Interim Executive Director, CRA

COPY: J. Michael Haygood, CRA Attorney

DATE: August 12, 2020

SUBJECT: A Resolution of the Board of Commissioners Approving the Second Modification to a Lease Agreement for 4,439 Sq. Ft. of Office Space Located at 1229 E. Blue Heron Boulevard, Riviera Beach, FL.

REQUEST FOR BOARD ACTION

The agency is requesting the Board of Commissioners to approve a resolution for the second modification to the lease agreement for 4,439 sq. ft. of office space located at 1229 E. Blue Heron Boulevard, Riviera Beach, FL, for a term of one year through October 31, 2021.

BACKGROUND

Guy Hill and Tenant entered into a Lease Agreement, dated October 21, 2014 (the "Lease"), as described in Resolution No. 2014-53, executed on October 29, 2014. See Exhibit "A." Guy Hill died on May 19, 2019 and Mary P. Hill, his widow, is the new the owner and Landlord of the property. The Lease provides for an initial lease term of five (5) years, which expired on October 31, 2019. The Lease was modified on October 9, 2019, to extend the Lease for one year to October 31, 2020, with an option to extend by an additional year. See Resolution No. 2019-19, Exhibit "B." After much discussion and negotiation, the Tenant and Landlord desire to modify the Lease and extend the term for one year through October 31, 2021.

SUMMARY

The term of this lease shall be renewed for one year commencing on November 1, 2020 and ending October 31, 2021, unless sooner terminated pursuant to any provision thereof in the Lease.

Section 1.1 (b) Section 4.1 of the Lease is amended by substituting the schedule for Base Rent as follows:

November 1, 2020-October 31, 2021	\$62,489.00
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BUDGET

We have allocated sufficient funds in our proposed FY 2021 Budget to cover this anticipated lease expense, if approved.

RECOMMENDATION

Staff recommends the Board of Commissioners to Approve a Resolution for the Second Modification to the Lease Agreement for 4,439 Sq. Ft. of Office Space located at 1229 E. Blue Heron Boulevard, Riviera Beach, FL, for a term of one year through October 31, 2021.

SE:aj