

RESOLUTION NO. \_\_\_\_\_

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, AUTHORIZING THE MAYOR AND CITY CLERK TO EXECUTE THE FIRST AMENDMENT TO THE GROUND LEASE WITH THE RIVIERA BEACH EVENT CENTER, LLC TO ADDRESS COMMON AREA EXPENSES RELATED TO THE OPERATION OF THE EVENT CENTER; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, the Riviera Beach CDE (the "CDE") is the sole member of Riviera Beach Event Center, LLC; and

**WHEREAS**, the CDE is a 501(c)(3) corporation consisting of City employees, CRA employees and City business owners, which was established to facilitate redevelopment in an area that has been determined to be slum and blight; to provide investment capital to low income communities or persons of low income; and to engage in other community development activities for neighborhood improvement, and community and economic development, by providing sustainable job opportunities for low income residents; and

**WHEREAS**, the Riviera Beach Event Center, LLC and the City are parties to that certain Event Center Ground Lease as of July 2, 2014, for the purpose of constructing and running a new, approximately 36,488 square foot, mixed-use community center; and

**WHEREAS**, the City's intended benefit is the return of the property at the end of the Lease term with the new mixed-use community event center, paid for by the Riviera Beach Event Center, LLC; and

**WHEREAS**, the Riviera Beach Event Center, LLC and the City desire to amend the Lease Agreement to address the duties and responsibilities of certain common area expenses relating to the operation of the event center.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF RIVIERA BEACH, PALM BEACH COUNTY, FLORIDA, that:**

**SECTION 1.** The First Amendment to the Ground Lease for the Event Center between the City of Riviera Beach and the Riviera Beach Event Center, LLC, attached hereto, is hereby approved.

**SECTION 2.** The Mayor and City Clerk are authorized to execute the Amendment on behalf of the City.

**SECTION 3.** This resolution shall take effect immediately upon its passage and approval by City Council.

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PASSED and APPROVED this \_\_\_\_\_ day of June, 2016.

APPROVED:

\_\_\_\_\_  
THOMAS A. MASTERS  
MAYOR

\_\_\_\_\_  
TERENCE D. DAVIS  
CHAIRPERSON

\_\_\_\_\_  
CLAUDENE L. ANTHONY  
CERTIFIED MUNICIPAL CLERK  
CITY CLERK

\_\_\_\_\_  
KASHAMBA MILLER-ANDERSON  
CHAIR PRO TEM

\_\_\_\_\_  
LYNNE L. HUBBARD  
COUNCILPERSON

\_\_\_\_\_  
TONYA DAVIS JOHNSON  
COUNCILPERSON

\_\_\_\_\_  
DAWN S. PARDO  
COUNCILPERSON

MOTIONED BY: \_\_\_\_\_

SECONDED BY: \_\_\_\_\_

L. HUBBARD \_\_\_\_\_

K. MILLER-ANDERSON \_\_\_\_\_

T. DAVIS JOHNSON \_\_\_\_\_

D. PARDO \_\_\_\_\_

T. DAVIS \_\_\_\_\_

REVIEWED AS TO LEGAL SUFFICIENCY

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PAMALA H. RYAN, B.C.S.  
CITY ATTORNEY

DATE: \_\_\_\_\_