09- R -0978

A RESOLUTION
BY TRANSPORTATION COMMITTEE

A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE A LEASE AGREEMENT WITH JETT PRO, INC. COVERING THE OCCUPANCY AND USE OF AN OFFICE SUITE IN THE NORTH CARGO BUILDING AT HARTSFIELD-JACKSON ATLANTA INTERNATIONAL AIRPORT; AND FOR OTHER PURPOSES.

WHEREAS, the City of Atlanta ("City") has developed the North Cargo Building at Hartsfield-Jackson Atlanta International Airport ("Airport") to support air cargo, air freight and general aviation related business at the Airport; and

WHEREAS, Jett Pro, Inc ("Jett Pro") is engaged in the airline and aircraft support business and has requested a lease of space in the North Cargo Area; and

WHEREAS, the Airport has negotiated lease terms with Jett Pro to occupy space in the North Cargo facility and will submit such terms for approval by Council; and

WHEREAS, the term of a lease with Jett Pro shall not exceed December 31, 2013; and

WHEREAS, the payment of rental for the lease of space shall be computed at rates that are applicable to all tenants in the North Cargo Facility; and

WHEREAS, the payment of an operating and maintenance charge ("O&M charge") for the leased space will be computed based on the actual cost incurred by the City for operating and maintaining the common use areas and facilities and the common utilities of the North Cargo Building. The O&M charge will be subject to periodic reconciliation against the City's actual incurred cost, at the tenants' expense or benefit; and

WHEREAS, Jett Pro, at no expense to the City, shall be responsible for maintenance and repairs of the leased premises; and

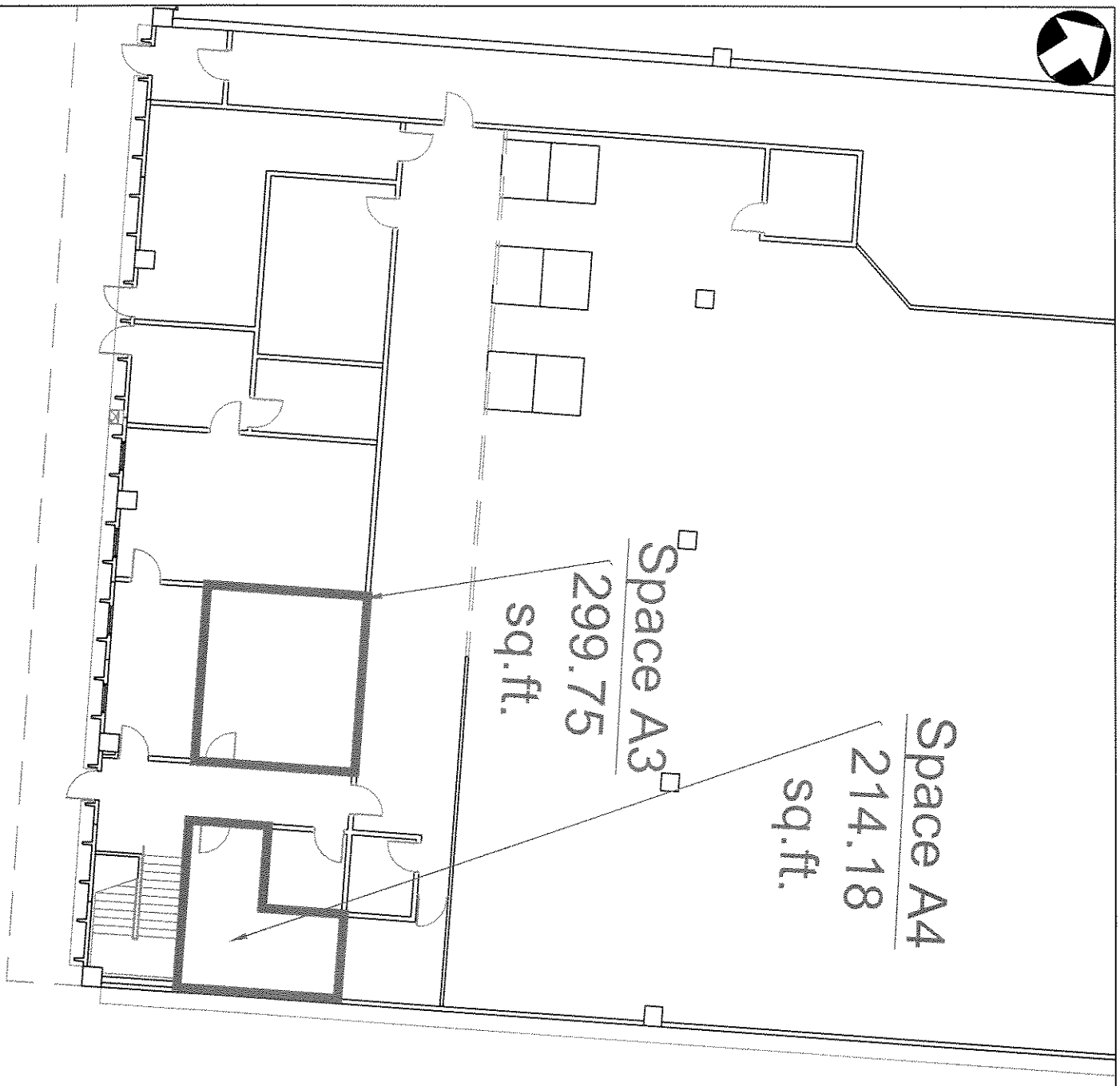
WHEREAS, the Aviation General Manager has determined that sufficient space is available in the North Cargo Building to meet Jett Pro's requirements and has recommended that the City enter into a lease agreement on the conditions hereinbefore set forth and as otherwise appropriate.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, that the Mayor is authorized to execute, on behalf of the City of Atlanta, a lease agreement with Jett Pro, which shall provide for the occupancy and use by Jett Pro in the North Cargo Building for a term not to exceed December 31, 2013 at a rental payment for improvements computed at rates that are applicable to all tenants in the

North Cargo Facility and where all maintenance and repairs of the premises shall be at the expense of Jett Pro.

BE IT FURTHER RESOLVED, that the City Attorney is directed to prepare said agreement for execution by the Mayor, with same to be approved as to form by the City Attorney.

BE IT FINALLY RESOLVED, that said Agreement shall not become binding on the City and the City shall incur no liability hereunder until the same has been signed by the Mayor and delivered to Jett Pro.



Hartsfield-Jackson Atlanta International Airport	TITLE: **Jett Pro, Inc.** H-JAIA LEASE AGREEMENT	NAME: EXHIBIT 'A'	DATE: 12/08/2008
	LOCATION: NORTH CARGO BUILDING		SHEET: 1 of 1

Part II: Legislative White Paper: (This portion of the Legislative Request Form will be shared with City Council members and staff)

A. To be completed by Legislative Counsel:

Committee of Purview:

Caption:

Council Meeting Date:

Requesting Dept.:

FAC Confirmed by:

B. To be completed by the department:

1. Please provide a summary of the purpose of this legislation (Justification Statement).

The purpose of this legislation is to authorize the execution of a Lease Agreement with Jett Pro.

2. Please provide background information regarding this legislation.

Jett Pro is a specialized aviation service provider that maintains aircraft for airlines operating at Hartsfield-Jackson Atlanta International airport.

Jett Pro previously conducted its operations at City North Hangar under an operating agreement with Atlantic Southeast Airlines (ASA). ASA gave notice to Jett Pro that they would have to vacate the space due to ASA expanding their operations.

The City has reached agreement with Jett Pro on terms to occupy space in the North Cargo building and is ready to bring forward these terms to Council for approval to execute a lease agreement; and

Jett Pro desires to lease space from the City at the North Cargo Building and is willing to negotiate lease terms acceptable to the City.

3. <u>If Applicable/Known:</u>

(a) Contract Type (e.g. Professional Services, Construction Agreement, etc):

(b) Source Selection:

(c) Bids/Proposals Due:

(d) Invitations Issued:

(e) Number of Bids:

(f) Proposals Received:

(g) Bidders/Proponents:

(h) Term of Contract:

4. Fund Account Center (*Ex. Name and number*):

Fund: _____ Account: _____ Center:_____

5. Source of Funds: *Example: Local Assistance Grant*

6. Fiscal Impact:

Example: This legislation will result in a reduction in the amount of _____ to Fund Account Center Number _____.

7. Method of Cost Recovery: Rental revenues

Examples:

a. *Revenues generated from the permits required under this legislation will be used to fund the personnel needed to carry out the permitting process.*

b. *Money obtained from a local assistance grant will be used to cover the costs of this Summer Food Program.*

This Legislative Request Form Was Prepared By: H. Jason Terreri

TRANSMITTAL FORM FOR LEGISLATION

TO: MAYOR'S OFFICE **ATTN: GREG PRIDGEON**

Dept.'s Legislative Liaison: Anita Williams

Contact Number: 404-530-6600

Originating Department: Aviation

Committee(s) of Purview: Transportation

Chief of Staff Deadline: 5/12/09

Anticipated Committee Meeting Date(s): 5/27/09

Anticipated Full Council Date: 6/01/09

Commissioner Signature:

CAPTION

A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE A LEASE AGREEMENT WITH JETT PRO, INC. COVERING THE OCCUPANCY AND USE OF AN OFFICE SUITE IN THE NORTH CARGO BUILDING AT HARTSFIELD-JACKSON ATLANTA INTERNATIONAL AIRPORT; AND FOR OTHER PURPOSES.

FINANCIAL IMPACT (if any)

Mayor's Staff Only

Received by CPO: _____ (date)

Received by LC from CPO: _____ (date)

Received by Mayor's Office: 5-11-09 (date)

Reviewed by: _____ (date)

Submitted to Council: _____ (date)