

Introduced by: City Manager Williams
Introduction Date: August 28, 2018
Public Hearing: September 11, 2018
September 25, 2018
Action: Passed
Vote: 5-0

CITY OF BETHEL, ALASKA

Ordinance #18-23

AN ORDINANCE AMENDING THE DISPOSAL OF PROPERTY PURSUANT TO BMC 4.08.030(B) LEASE AGREEMENT BETWEEN THE CITY OF BETHEL AS LANDLORD AND THE ALASKA COURT SYSTEM TENANT OF 17,045 SQUARE FEET OF OFFICE SPACE WITHIN THE NORA GUINN JUSTICE CENTER, COURT HOUSE LOCATED AT 204 CHIEF EDDIE HOFFMAN HIGHWAY

- WHEREAS,** The City of Bethel is owner of property known as the Nora Guinn Justice Center or Court House Building, located at 204 Chief Eddie Hoffman Highway, legally described as Lot 1A, Courthouse Subdivision, ADD #1 Plat 2006-25 and a 29,417 sq. ft. portion of Lot 2;
- WHEREAS,** the Bethel Municipal Code allows for the disposal of an interest in property through a lease agreement to a state entity providing a necessary public service without seeking bids;
- WHEREAS,** the Alaska Court System currently occupies 17,045 square feet of courtroom and office space at the Nora Guinn Justice Center under a lease agreement entered into pursuant to Ordinance 18-05;
- WHEREAS,** said lease is for a two (2) year period ending on March 31, 2020;
- WHEREAS,** the City carries a revenue bond on the Nora Guinn Justice Center which will not be paid off until the year 2027;
- WHEREAS,** having the Nora Guinn Justice Center building fully occupied ensures the bond payment can be made without a need to dip into the City's reserves;
- WHEREAS,** the Alaska Court System has requested to amend the current lease from a two (2) year lease to a ~~five (5)~~ ten (10) year lease with two (2) options to renew for one (1) year each renewal;
- WHEREAS,** this lease can potentially keep the largest portion of the building fully occupied through the term of the lease and is therefore in the City's best interest;

NOW, BE IT ORDAINED, the City Council authorizes the amendment of the lease authorized pursuant to Ordinance 18-05 which changes the term of the lease from a two (2) year lease to a ~~five (5)~~ ten (10) year lease with two (2) options to renew at one

Introduced by: City Manager Williams
Introduction Date: August 28, 2018
Public Hearing: September 11, 2018
September 25, 2018
Action: Passed
Vote: 5-0

(1) year per renewal; disposal of the above property via a ~~two (2)~~ ten (10) year lease and authorizes the City Manager to negotiate and execute an appropriate lease documents.

NOW, BE IT FURTHER ORDAINED, the City Council authorizes the City Manager to negotiate and execute the appropriate documents.

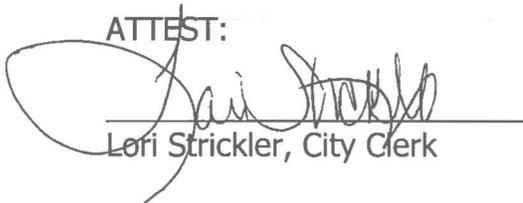
SECTION 1. Classification. This ordinance is of a general nature and shall not become a part of the Bethel Municipal Code.

SECTION 2. Authorization. Pursuant to Bethel Municipal Code 04.08.030(B) Disposal to an Entity Providing Necessary Public Service and Bethel Municipal Code.

SECTION 3. Effective Date. This Ordinance shall become effective upon the passage by the Bethel City Council.

ENACTED THIS 25 DAY OF SEPTEMBER 2018, BY A VOTE OF 5 IN FAVOR AND 0 OPPOSED.

ATTEST:


Lori Strickler, City Clerk


Fred Watson, Vice-Mayor