



## Legislation Details (With Text)

**File #:** R-2016-077    **Version:** 1    **Name:** Chamber Ground Lease  
**Type:** Resolution    **Status:** Passed  
**File created:** 3/22/2016    **In control:** Department of Community and Economic Development  
**On agenda:** 4/6/2016    **Final action:** 4/6/2016  
**Title:** A Resolution Of The City Commission Of The City Of Hollywood, Florida, Authorizing The Appropriate City Officials To Execute The Attached Amendment To The Amended And Restated Ground Lease Between The Greater Hollywood Chamber Of Commerce, Inc. And The City Of Hollywood, Florida, For The Property At 330 North Federal Highway, Hollywood, Florida.

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. Reso -Chamber Ground Lease Amed.pdf, 2. AmendmenttoAmerndedGroundLease.pdf, 3. terchamberamendgroundlease.pdf

Date	Ver.	Action By	Action	Result
4/6/2016	1	Regular City Commission Meeting	adopt	Pass

A Resolution Of The City Commission Of The City Of Hollywood, Florida, Authorizing The Appropriate City Officials To Execute The Attached Amendment To The Amended And Restated Ground Lease Between The Greater Hollywood Chamber Of Commerce, Inc. And The City Of Hollywood, Florida, For The Property At 330 North Federal Highway, Hollywood, Florida.

Staff Recommends: Adoption of Resolution.

**Explanation:**

On August 14, 1959, The Greater Hollywood Chamber of Commerce, Inc. ("Chamber") and the City entered into an agreement whereby the City permitted the Chamber to locate a building on the property at 330 North Federal Highway.

On April 10, 1995, the Chamber and the City entered into an Amended and Restated Ground Lease, with the Lease ending on March 31, 2030. Also on April 10, 1995 the Chamber, as Landlord, and the City, as Tenant, entered into a Full Service Sub-Lease for the property, with the Lease ending April 30, 2015.

The City subsequently subleased its space to the Community Redevelopment Agency to facilitate operation of the CRA.

On April 24, 1996, the Sub-Lease between the Chamber and the City was amended to further clarify use of the property. The Sub-Lease was subsequently amended twice more to extend the term to

June 30, 2016.

The CRA is relocating soon and, upon expiration of its Sub-Lease with the Chamber, the City has no further need for office space in the Chamber building. As such, the Chamber desires to further amend the Amended and Restated Ground Lease by deleting the limitation on ancillary uses to those directed toward the economic and business growth of the greater Hollywood community. Chamber staff recently queried the City Commission about the proposed amendment and the City Commission expressed no objection.

**Recommended for inclusion on the agenda by:**

Dr. Wazir Ishmael, City Manager

Gus Zambrano, Assistant City Manager for Sustainable Development and Interim Director,  
Department of Development Services