



Information and General Services Department

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NEVADA COUNTY BOARD OF SUPERVISORS

Board Agenda Memo

MEETING DATE: March 26, 2019

TO: Board of Supervisors

FROM: **Steve Monaghan, Chief Information Officer**

SUBJECT: Resolution approving a lease of Airport Real Property to Alpine Aviation, Inc. to operate an aircraft maintenance facility as a fixed based operator; and authorizing the Chair of the Board to execute the Lease Agreement (4/5 Affirmative Vote Required).

RECOMMENDATION: Adopt the Resolution

FUNDING: The lease will generate continued airport revenue; and is included in the fiscal year 2018/19 Airport budget. There is no impact on the General Fund.

BACKGROUND:

Board of Supervisors Resolution 08-473 approved the current real property lease with Alpine Aviation, Inc. on September 23, 2008. The lease covers 4,800 square feet of hangar space in a two-unit hangar, and four adjacent aircraft tie-down spots on Ramp 5 of the Nevada County Airport. The lease was divided into two 5-year terms, with the option of extending the first 5-year term for an additional 5 years. The second term expired September 30, 2018. Alpine Aviation, Inc. has requested a new lease to commence on October 1, 2018, for 5 years, with an option to extend another five years to September 30, 2028.

Comparisons of like property at airports similar to Nevada County Airport were undertaken to set the rate for the first year of the lease. The rate of \$.2990 per square foot per month (\$1,435.20 total per month) has been negotiated and agreed to by the Alpine Aviation, Inc. and Nevada County: Airport Manager, Risk Manager, and County Counsel.

Item Initiated by: Kevin Edwards

Approved by: Steve Monaghan