

TO: James L. App, City Manager
FROM: Meg Williamson, Assistant City Manager
SUBJECT: Wine Wrangler Train Station Lease – Temporary Extension
DATE: June 4, 2013

NEEDS: For the City Council to consider a 90-day temporary lease extension for the Wine Wrangler at the Multi-Modal (Train) Station.

FACTS:

1. The City Council approved a 5-year lease with the Wine Wrangler that will expire June 16, 2013 unless extended.
2. On April 16, 2013 The City Council assigned Mayor Picanco and Councilman Hamon to act as an ad hoc committee for negotiation of a lease extension.
3. On May 2, 2013 the Council ad hoc members met with Wine Wrangler representatives to discuss potential lease terms.
4. The Wine Wrangler has since provided a lease proposal that will require additional evaluation/discussion by the ad hoc committee.
5. The current ad hoc would remain intact for an additional 90 days before reporting back to the full City Council.
6. The lease extension would be on current terms (no rental payment in exchange for Wine Wrangler providing tourism related information/services), but would not include the use of City owned mini-storage space on Pine Street that is slated for demolition.

ANALYSIS &

CONCLUSION: A temporary 90-day extension of the lease will provide the time needed for further discussion/negotiation with the Council ad hoc committee. A final resolution to the lease will be brought forward for full City Council consideration/action.

POLICY

REFERENCE: 2008-2013 Lease Agreement between the City and the Wine Wrangler.

FISCAL

IMPACT: Fiscal impact is a factor of potential lost revenue in delay of market rate pricing.

OPTIONS:

- A. City Council authorize a 90-day extension of the current Wine Wrangler lease (without mini-storage);
- B. Amend, modify or reject the option above.