

Agenda item # 20

**CITY OF SAN ANTONIO
AVIATION DEPARTMENT
CITY COUNCIL AGENDA MEMORANDUM**

TO: Sheryl Sculley, City Manager
FROM: Mark H. Webb, Interim Aviation Director
SUBJECT: Lease Agreement with Francisco A. Asencio d/b/a ACES & GSE
DATE: June 1, 2006

SUMMARY AND RECOMMENDATIONS

An ordinance authorizing the execution of a Lease Agreement with Francisco A. Asencio d/b/a ACES & GSE for 1,920 square foot of cargo space at the Air Cargo Building West, Bay 13, at San Antonio International Airport, for a term of 29 months, for an annual rental of \$14,764.80.

Staff recommends approval of this ordinance.

BACKGROUND INFORMATION

ACES, a tenant at the airport since 2004 that employs 2 individuals, restores and resells ground equipment. The leased cargo space is used to perform minor repairs to ground equipment purchased from airlines and fixed base operators. The repaired equipment is then sold to various customers locally and in Mexico.

The term of the Lease is for a period of 29 months commencing on June 1, 2006 through October 31, 2008 which coincides with other existing Leases at this facility. The rental rate is the established rate for these bays and is based on market rates of comparable facilities around the San Antonio International Airport.

The Lease Agreement contains current airport standard provisions including those concerning security, insurance, indemnification and performance guarantee.

POLICY ANALYSIS

This ordinance is consistent with City Council policy to generate revenue through the leasing of City-owned property.

FISCAL IMPACT

Currently, the annual revenue generated by this property is \$7,200.00. Under the terms of this Lease, ACES will pay an additional \$7,564.80 annually for the space based on the market rates of comparable facilities around the San Antonio International Airport. The approval of this Lease will result in total annual revenue of \$14,764.80 generated under the new Lease. Annual revenue is detailed below.

Premises	Sq. Ft.	Annual Rate per Sq. Ft.	Annual Rental	Monthly Rental
Lease Space	1,920	\$7.69	\$14,764.80	\$ 1,236.40

COORDINATION

This item has been coordinated with the following departments: Asset Management, Finance, Management and Budget, and the City Attorney's Office.

SUPPLEMENTAL COMMENTS

The Discretionary Contracts Disclosure Form completed by Lessee is attached.

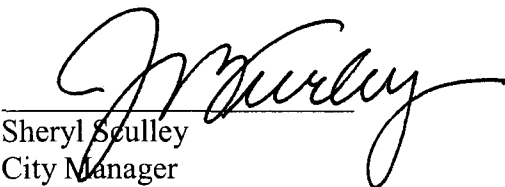


Mark H. Webb
Interim Aviation Director



Roland A. Lozano
Assistant to the City Manager

Approved for Council Consideration:



Sheryl Sculley
City Manager

City of San Antonio
Discretionary Contracts Disclosure

*For use of this form, see Section 2-59 through 2-61 of the City Code (Ethics Code)
Attach additional sheets if space provided is not sufficient.*

(1) Identify any individual or business entity¹ that is a party to the discretionary contract:

N/A

(2) Identify any individual or business entity which is a **partner**, **parent** or **subsidiary** business entity, of any individual or business entity identified above in Box (1):

☐ No partner, parent or subsidiary; or

List partner, parent or subsidiary of each party to the contract and identify the corresponding party:

N/A

(3) Identify any individual or business entity that would be a **subcontractor** on the discretionary contract.

☐ No subcontractor(s); or

List subcontractors:

N/A

(4) Identify any **lobbyist** or **public relations firm** employed by any party to the discretionary contract for purposes related to seeking the discretionary contract.

☐ No lobbyist or public relations firm employed; or

List lobbyists or public relations firms:

N/A

¹ A *business entity* means a sole proprietorship, partnership, firm, corporation, holding company, joint-stock company, receivership, trust, unincorporated association, or any other entity recognized by law. A sole proprietor should list the name of the individual and the d/b/a, if any.

(5) Political Contributions

List all political contributions totaling one hundred dollars (\$100) or more within the past twenty-four (24) months made to any *current or former member* of City Council, any *candidate* for City Council, or to any *political action committee* that contributes to City Council elections, by any individual or business entity whose identity must be disclosed under Box (1), (2), (3) or (4) above, or by the officers, owners of any business entity listed in Box (1), (2) or (3):

☐ No contributions made; If contributions made, list below:

By Whom Made:	To Whom Made:	Amount:	Date of Contribution:
N/A			

(6) Disclosures in Proposals


Any individual or business entity seeking a discretionary contract with the city must disclose any known facts which, reasonably understood, raise a question² as to whether any city official or employee would violate Section 2-43 of the City Code (Ethics Code), ("conflicts of interest") by participating in official action relating to the discretionary contract.

☐ Party not aware of facts which would raise a "conflicts-of-interest" issue under Section 2-43 of the City Code; or

Party aware of the following facts:

N/A

This form is required to be supplemented in the event there is any change in the information before the discretionary contract is the subject of council action, and no later than five (5) business days after any change about which information is required to be filed, whichever occurs first.

Signature: 	Title: OWNER Company or D/B/A: ACES & GSE	Date: 05-04-06
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² For purposes of this rule, facts are "reasonably understood" to "raise a question" about the appropriateness of official action if a disinterested person would conclude that the facts, if true, require recusal or require careful consideration of whether or not recusal is required.