



CITY OF FORT LAUDERDALE
City Commission Agenda Memo
REGULAR MEETING

#25-0801

TO: Honorable Mayor & Members of the
Fort Lauderdale City Commission

FROM: Rickelle Williams, City Manager

DATE: September 3, 2025

TITLE: Resolution Approving a Sixth Amendment to the Amended and Restated Lease Agreement with FXE Parcel 15, LLC for Parcel 15 at the Fort Lauderdale Executive Airport and Authorizing the City Manager to Execute the Lease Amendment – **(Commission District 1)**

Recommendation

Staff recommends that the City Commission adopt a resolution authorizing the City Manager to execute a Sixth Amendment to the Amended and Restated Lease Agreement with FXE Parcel 15, LLC for Parcel 15, in substantially the form attached, at the Fort Lauderdale Executive Airport (FXE).

Background

FXE Parcel 15, LLC leases Parcel 15, consisting of 14.31 acres at FXE, under the terms of a lease agreement expiring on January 1, 2048, at an annual lease rate of \$371,150.30 (\$0.59 PSF) and is adjusted annually in accordance with the Consumer Price Index (CPI). An investment of more than \$19 million has been made, consisting of hangar and apron improvements totaling 110,000 square feet (Exhibit 1).

Originally, FXE Parcel 15, LLC proposed developing this site in two (2) phases of development, consisting of Phase 1, which would involve asphalt apron construction within twenty-four (24) months, and Phase 2, which would include hangar construction within thirty-six (36) months (Exhibit 2).

After FXE Parcel 15, LLC contracted with a professional consulting firm to complete the site survey and design of the project, the consultant recommended rearranging the order of construction for Phases 1 and 2. This approach would avoid reconstructing the asphalt ramp after the hangar is constructed and will also reduce the overall cost of construction.

FXE Parcel 15, LLC is in the permitting process with the City of Fort Lauderdale to develop the 4.15-acre leasehold site. Upon receiving the construction permit from the City, FXE Parcel 15, LLC will first construct the hangar, followed by the asphalt ramp. The estimated completion date for the entire project remains unchanged, with a target of October 2026. Adjusting the sequence of the phases will require an amendment to the Amended and

Restated Lease.

At its meeting of May 29, 2025, the Aviation Advisory Board supported staff's recommendation to execute the Sixth Amendment to the Amended and Restated Lease for Parcel 15.

Resource Impact

There is no fiscal impact associated with this action.

Strategic Connections

This item supports the *Press Play Fort Lauderdale 2029* Strategic Plan, specifically advancing:

- The Infrastructure and Resilience Focus Area, Goal 4: Facilitate an efficient, multimodal transportation network
- The Business Growth and Support Focus Area, Goal 6: Build a diverse and attractive economy

This item advances the *Fast-Forward Fort Lauderdale Vision Plan 2035: We are Prosperous*.

This item supports the Advance Fort Lauderdale 2040 Comprehensive Plan, specifically advancing:

- The Business Development Focus Area
- The Economic Development Element
- Goal 3: Recognize and include in economic development planning the role of Port Everglades, the Fort Lauderdale-Hollywood International Airport, and Fort Lauderdale Executive Airport.

Attachments

Exhibit 1 – FXE Parcel 15, LLC Aerial Locator Map

Exhibit 2 – FXE Parcel 15, LLC Hangar Design Sketch

Exhibit 3 – Sixth Amendment to Amended and Restated Lease Agreement with FXE Parcel 15, LLC

Exhibit 4 – Resolution

Prepared by: Rufus A. James, Airport Director, Fort Lauderdale Executive Airport

Charter Officer: Rickelle Williams, City Manager