



**TO:** Honorable Mayor & Members  
Fort Lauderdale City Commission

**FROM:** Lee R. Feldman, ICMA-CM, City Manager

**DATE:** July 11, 2017

**TITLE:** Resolution Declaring Notice of Intent to Lease the Property at 1409 Sistrunk Boulevard (Mizell Center) to the Young Men's Christian Association (YMCA) of South Florida, Inc.

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**Recommendation**

It is recommended that the City Commission adopt a resolution pursuant to Charter Section 8.13 declaring the City's intent to lease the property at 1409 Sistrunk Boulevard, commonly known as the Mizell Center, the legal description for which is described in Exhibit 1, the YMCA of South Florida, Inc.

**Background**

On April 7, 2016, the City received a request from Sheryl Woods, CEO of the YMCA of South Florida, requesting a partnership between the City of Fort Lauderdale and the YMCA of South Florida for a land lease/operations agreement to develop a YMCA facility on Sistrunk Boulevard at the current Mizell Center.

At the May 17, 2016, City Commission Conference Meeting, the YMCA presented a conceptual rendering of what the facility would look like as well as an outline of proposed programming in the facility.

Staff seeks authorization to initiate the process under Charter Section 8.13 toward leasing the property at 1409 Sistrunk Boulevard by adopting a Resolution declaring the City's intent to lease the property to the YMCA of South Florida, Inc. It is the intent of the YMCA to demolish the existing building and build a YMCA facility that will include a swimming pool, children's daycare, retail, a gymnasium, a wellness center, a blackbox theatre, and classroom space for Broward Community College. Section 8.13 of the City of Fort Lauderdale Charter provides that City property may be leased for a maximum term of 50 years under certain proscribed conditions.

**Strategic Connections**

This item is a Press Play Fort Lauderdale Strategic Plan 2018 initiative, included within the Internal Support Cylinder of Excellence, specifically advancing:

- Goal 12: Be a leading government organization, managing resources wisely and sustainably
- Objective 1: Ensure sound fiscal management
- Initiative 1: Achieve a structurally balanced budget through viable revenue sources, smart financial management, comprehensive financial forecasting, and results-oriented and efficient services

### **Resource Impact**

There is a no fiscal impact to the City associated with this item. When the lease agreement is presented before the City Commission, there will a positive fiscal impact of \$1.00.

### **Attachments**

Exhibit 1 – Legal Description

Exhibit 2 – Resolution

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Prepared by: Ryan Henderson, City Manager's Office

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