



**CITY OF FORT LAUDERDALE  
City Commission Agenda Memo  
REGULAR MEETING**

**#19-0249**

---

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

**FROM:** Chris Lagerbloom, ICMA-CM, City Manager

**DATE:** March 5, 2019

**TITLE:** Resolution Authorizing the City Manager to Enter into a Lease Agreement  
with FPA III, LLC - \$124,880 (three-year gross rent total)

---

**Recommendation**

It is recommended that the City Commission approve a resolution authorizing the City Manager to Enter into a Lease Agreement with FPA III, LLC for property located at 930 NW 6 Street - Bay 101. The property will be used by the Fort Lauderdale Parks and Recreation Department as a recreational activity center for the City's first Electronic Sports (Esports) Gaming Center.

**Background**

The City will create the first Esports Gaming Center to provide opportunities for electronic gaming within the City of Fort Lauderdale. Esports is a multiplayer video game played competitively that is designed for spectators and enthusiasts alike. Our Esports program will incorporate guided game play, Science Technology Engineering Arts & Math (STEAM) activities, homework assistance, and wellness components.

The lease agreement is structured for \$20.00 per square feet (2,137) for a three (3) year term with a three percent annual increase and an option for renewal for three years subject to the same annual three percent increase. In addition to the rent, the City will also pay for electricity, water and sewer, custodial services, and its percentage share of Operating Expenses, Real Estate Taxes, and Maintenance. The Landlord will make certain improvements, abate rent for two months and will not require a security deposit.

**Resource Impact**

There will be a fiscal impact associated with this item for approximately \$17,808 for the office space, not inclusive of operating expenses and utilities. Future fiscal year expenditures are contingent upon Commission adoption of requested annual operating budgets.

<i>Funds available as of February 28, 2019</i>					
ACCOUNT NUMBER	INDEX NAME (Program)	CHARACTER CODE/ SUB- OBJECT NAME	AMENDED BUDGET (Character)	ACTUAL BALANCE (Character)	AMOUNT
001-PKR070501-3316	Facility Maintenance Support	Services / Materials Building Leases	\$3,824,964	\$2,076,163	\$17,808
<b>TOTAL AMOUNT ►</b>					<b>\$17,808</b>

### **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

### **Attachment**

Exhibit 1 – Resolution

---

Prepared by: Luisa Agathon, City Manager's Office

Department Director: Chris Lagerbloom, ICMA-CM, City Manager