



# City of Grand Island

Tuesday, June 30, 2009

Special Meeting

## Item I3

**#2009-155 - Consideration of Approving Lease Agreement with  
Fonner Park Expo & Events Center, Hall Co. Livestock  
Improvement Assoc. City of GI and the Nebraska State Fair for  
Recreational Facility at Fonner Park**

Staff Contact: Jeff Pederson

# Council Agenda Memo

**From:** Jeff Pederson, City Administrator

**Meeting:** June 30, 2009

**Subject:** Consideration of Approving Lease Agreement with the Fonner Park Exposition and Events Center, Hall County Livestock Improvement Association, City of Grand Island and the Nebraska State Fair Board

**Item #'s:** I-3

**Presenter(s):** Jeff Pederson, City Administrator

## Background

The Nebraska State Fair use of proposed site and buildings in Grand Island requires a lease agreement between Fonner Park Exposition and Events Center, Hall County Livestock Improvement Association, City of Grand Island and the Nebraska State Fair Board.

## Discussion

The lease agreement provides guidelines for the use of facilities and land during the time period of the State Fair amongst all parties. Notable items within the agreement include:

- The Preliminary Term shall commence on July 1, 2009 and continue until July 31, 2010.
- Initial Term shall be for fifty years beginning June 1, 2010.
- The premises shall be leased for sixty consecutive days between June 15 and September 30 excluding the Heartland Events Center which will commence fifteen days prior to the Nebraska State Fair and five days after.
- Areas not included within this agreement are outlined.
- The Lessee's permitted use, revenue, and security requirements are detailed.
- Improvements on the City Property shall not be named without the prior written approval of the City.

## **Alternatives**

It appears that the Council has the following alternatives concerning the issue at hand.  
The Council may:

1. Move to approve
2. Refer the issue to a Committee
3. Postpone the issue to future date
4. Take no action on the issue

## **Recommendation**

City Administration recommends that the Council approve the lease agreement

## **Sample Motion**

Move to approve the lease agreement.

RESOLUTION 2009-155

WHEREAS, the Nebraska Unicameral has passed a statute which allows for the relocation of the Nebraska State Fair from its current location in Lincoln, Lancaster County, Nebraska to property owned by the Hall County Livestock Improvement Association located in Grand Island, Hall County, Nebraska; and

WHEREAS, the City Council has expressed its desire to participate in the relocation of the Nebraska State Fair and has adopted a resolution to lease purchase an improvement on property leased from the Hall County Livestock Improvement Association; and

WHEREAS, the Nebraska State Fair Board has expressed the desire to construct the City improvement and use it for State Fair purposes and has proposed a lease for the same; and

WHEREAS, the Nebraska State Fair Board has expressed the desire to utilize the City facilities on land the City is leasing from the Hall County Livestock Improvement Association.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND COUNCIL OF THE CITY OF GRAND ISLAND, NEBRASKA, the Mayor is hereby authorized to execute the Lease Agreement with the Nebraska State Fair Board, Wells Fargo, and the Hall County Livestock Improvement Association to further the efforts of the City improvement and the future use of the improvement by the Nebraska State Fair Board.

Adopted by the City Council of the City of Grand Island, Nebraska, June 30, 2009.

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Margaret Hornady, Mayor

Attest:

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RaNae Edwards, City Clerk