

**A RESOLUTION BY TRANSPORTATION COMMITTEE AUTHORIZING THE MAYOR, ON BEHALF OF THE CITY OF ATLANTA TO EXECUTE A GROUND LEASE AGREEMENT WITH MAJESTIC CARTER ATLANTA MIXED USE, LLC, A DELAWARE LIMITED LIABILITY COMPANY, FOR FC-8260 HOTEL, TRAVEL PLAZA AND MIXED-USE DEVELOPMENT COVERING APPROXIMATELY 26.5 ACRES OF REAL ESTATE PROPERTY LOCATED ON THE AIRPORT GROUNDS IN THREE SEPARATE TRACTS WEST AND SOUTHWEST OF HARTSFIELD-JACKSON ATLANTA INTERNATIONAL AIRPORT BETWEEN MAJESTIC CARTER AND THE CITY OF ATLANTA; AND FOR OTHER PURPOSES.
(HELD 5/11/16)**

WHEREAS, the City of Atlanta (the “City”) owns, and through its Department of Aviation operates Hartsfield-Jackson Atlanta International Airport (the “Airport”), which includes three (3) separate tracts totaling approximately 26.5 acres of developable land located west and southwest of the Airport’s Domestic Terminal in Clayton and Fulton Counties and the City of College Park, Georgia (“Development Tracts”); and

WHEREAS, the City desires to develop Airport sites to improve services and generate economic growth to the Airport area; and

WHEREAS, the City solicited proposals from firms qualified to design, construct, finance, operate and maintain a hotel, travel plaza and mixed-use development at the Airport within the Development Tracts; and

WHEREAS, after review and evaluation of the proposals submitted, the Aviation General Manager and the Chief Procurement Officer recommend that the Ground Lease Agreement, FC-8260, for Hotel, Travel Plaza and Mixed-Use Development, be awarded to the most responsive and responsible proponent, Majestic Carter Atlanta Mixed Use, LLC, a Delaware Limited Liability Company; and

WHEREAS, said agreement shall have an initial term of fifty (50) years, with a single consecutive, ten (10) year renewal at the option of the City (“Ground Lease Agreement”); and

WHEREAS, the final Ground Lease Agreement shall be subject to the review and approval of the Federal Aviation Administration (“FAA”).

NOW, THEREFORE BE IT RESOLVED BY THE COUNCIL OF THE CITY OF ATLANTA, that the Mayor is authorized on behalf of the City of Atlanta to execute Ground Lease Agreement FC-8260, Hotel, Travel Plaza, and Mixed-Use Development at Hartsfield-Jackson Atlanta International Airport with Majestic Carter Atlanta Mixed Use, LLC, a Delaware Limited Liability Company.

BE IT FURTHER RESOLVED, the Aviation General Manager is hereby authorized to assign the Ground Lease Agreement pursuant to the provisions provided therein without further approval from the Atlanta City Council.

BE IT FURTHER RESOLVED, that the term of the Ground Lease Agreement shall be fifty (50) years subject to a consecutive, ten (10) year renewal option to be exercised at the sole discretion of the City.

BE IT FURTHER RESOLVED, that the City Attorney is directed to prepare all necessary documentation for execution by the Mayor.

BE IT FINALLY RESOLVED, that Ground Lease Agreement shall not become binding upon the City, and the City shall incur no obligation or liability under it has been approved by the City Attorney as to form, executed by the Mayor, attested to the Municipal Clerk, and delivered to the Majestic Carter Atlanta Mixed Use, LLC.

