

**RESOLUTION 19-10 AUTHORIZES A LEASE AGREEMENT BETWEEN THE DELAWARE RIVER AND BAY AUTHORITY AND DELMO SPORTS, LLC AT THE CAPE MAY AIRPORT**

WHEREAS, the Delaware River and Bay Authority (the “Authority”), is the operator of the Cape May Airport (the “Airport”), Cape May, New Jersey; and

WHEREAS, Delmo Sports, LLC (“Delmo”) desires to lease approximately 1,500 square feet of space in the building located at 251 Ranger Rd. in order to operate office and storage space at the Cape May Airport; and

WHEREAS, Delmo has agreed to pay the Authority annual rent in the amount of Fourteen Thousand Seven Hundred dollars 00/100(\$14,700.00); and

WHEREAS, the initial term of the Lease (“Lease Agreement”) shall be for one (1) year; and

WHEREAS, Delmo shall have the option of renewing this Lease Agreement for two (2) additional one (1) year terms; and

WHEREAS, rent shall adjust annually by the Consumer Price Index (CPI); and

NOW, THEREFORE, BE IT RESOLVED, that the Executive Director is hereby authorized to finalize the terms and conditions of the Lease Agreement with Delmo Sports, LLC and, with the advice and consent of counsel, to have such agreement executed by the Chairperson, Vice Chairperson and the Executive Director.

## **Resolution 19-10 Executive Summary**

- Resolution:** Authorizing the Execution of a Lease Agreement between the Delaware River and Bay Authority and DelmoSports, LLC regarding the Cape May Airport
- Committee:** Economic Development
- Committee Date:** March 19, 2019
- Board Date:** March 19, 2019
- Purpose of Resolution:** To permit the Executive Director, Chairman and Vice Chairman to execute and deliver a lease agreement for space at the Cape May Airport.

### **Background for Resolution:**

The Delaware River and Bay Authority operates a new light industrial building located at 251 Ranger Rd. in the Cape May Airport Industrial Park. DelmoSports, LLC will use the space as an office and storage in support of their road race and triathlon production business in the Delaware Valley. DelmoSports, LLC has been in business for several years and their business has grown to a point that they needed to enlarge their business operation space. DelmoSports is the entity that produces the Escape the Cape Event at the Ferry. The lease rate is reflective of the FMV for similar units in Building 96.