

**CITY OF EL PASO, TEXAS  
AGENDA ITEM  
DEPARTMENT HEAD'S SUMMARY FORM**

**DEPARTMENT:** Economic & International Development Department

**AGENDA DATE:** January 12, 2015

**CONTACT PERSON NAME AND PHONE NUMBER:** Memo Sotomayor (Real Estate Manager) 915-212-1572  
Jay Banasiak (Sun Metro Director) 915-212-3301

**DISTRICT(S) AFFECTED:** District 8

**STRATEGIC GOAL:** Goal 1 - Create an Environment Conducive to Strong Sustainable Economic Development

**SUBJECT:**

That the City Manager be authorized to send notice terminating the December, 9, 2014 Union Plaza Transit Terminal Retail Lease Agreement between the City of El Paso and The Opera Company, Inc. for premises at 400 W. San Francisco Street, El Paso, El Paso County, Texas.

**BACKGROUND / DISCUSSION:**

The City constructed a retail space at the Union Plaza Transit Terminal, also known as UPTT, at 400 W. San Francisco. There were multiple goals for these retail spaces. One goal was to create walkable streets with active retail storefronts. Another was to create a non-tax revenue stream to the City and to achieve the highest and best use of the property. The City marketed the space and negotiated a lease agreement to rent the space out to a non-profit organization which organizes and promotes different cultural events in the community. Due to circumstances outside of our control, the Tenant was unable to fulfill their responsibilities to occupy the space. This is a formal motion to terminate the existing Lease, so that staff may fully market the space and find a suitable tenant for the property.

**PRIOR COUNCIL ACTION:**

Has the Council previously considered this item or a closely related one? Yes, December 9, 2014.

**AMOUNT AND SOURCE OF FUNDING:**

How will this item be funded? Has the item been budgeted? If so, identify funding source by account numbers and description of account. Does it require a budget transfer?


N/A

**BOARD / COMMISSION ACTION:**

N/A

\*\*\*\*\*REQUIRED AUTHORIZATION\*\*\*\*\*

**DEPARTMENT HEAD:**

  
(If Department Head Summary Form is initiated by Purchasing, client department should sign also)

*Information copy to appropriate Deputy City Manager*

**RESOLUTION**

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF EL PASO, TEXAS:

That the City Manager be authorized to send notice terminating the December, 9, 2014 Union Plaza Transit Terminal Retail Lease Agreement between the City of El Paso and The Opera Company, Inc. for premises at 400 W. San Francisco Street, El Paso, El Paso County, Texas.

ADOPTED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2015.

CITY OF EL PASO

\_\_\_\_\_  
Oscar Leaser  
Mayor

ATTEST:

\_\_\_\_\_  
Richarda Duffy Momsen  
City Clerk

APPROVED AS TO FORM:

APPROVED AS TO CONTENT:

\_\_\_\_\_  
Theresa Cullen  
Deputy City Attorney

\_\_\_\_\_  
Cary Westin, Director  
Economic & International Development

  
\_\_\_\_\_  
Jay Banastak, Director  
Mass Transit Department