



City of Santa Barbara
Airport Department

DATE: May 20, 2015
TO: Airport Commission
FROM: Hazel Johns, Airport Director
SUBJECT: Lease Agreement – Easy Lift Transportation

RECOMMENDATION:

That Commission approve and authorize the Airport Director to execute a month-to-month Lease Agreement with Easy Lift Transportation, a California Non-profit Corporation, for 560 square feet of Building 304, at 53-B Gerald Cass Place, at the Santa Barbara Airport, effective June 1, 2015, for a monthly rental of \$902.

DISCUSSION:

The subject Premises is located south of Hollister Avenue in an Airport Facilities (AF) zone.

Easy Lift Transportation, a California Non-Profit Corporation, was established in the late 1970's as a special project of the Easter Seal Society, in response to increased public awareness of the special transportation needs of the elderly and disabled. Beginning in a converted motor home, Easy Lift incorporated in 1981 as a non-profit corporation, and now operates a fleet of more than 30 vehicles with 80,000 riders per year. Easy Lift has been a tenant in good standing at the Airport since 2003, leasing office space and parking at 53 Gerald Cass Place. Since 2003, Easy Lift has added ten vehicles and increased its ridership from approximately 70,000 to 80,000.

Easy Lift added 412 square feet of additional office and break room space in Building 311, adjacent to its current location in 2014. Since then, 560 square feet of space became available in Building 304. At this time, Easy Lift would like to relinquish its space in Building 311 and move their entire operation into Building 304.

The proposed monthly rental of \$902 is based on a rate of \$1.61 per square foot and is comparable to other buildings on the Airport for similar use and in similar condition. Easy Lift will also pay monthly utility charges of \$80.54 for water, and \$36.86 for sewer service, as well as a prorata share of gas and electricity.

The proposed Lease Agreement was negotiated based upon the criteria set forth in Resolution 93-127, and has been reviewed and determined to be exempt from environmental review.

PREPARED BY: Business & Property Division

ATTACHMENT: Map