

**Columbus Consolidated Government  
Council Meeting Agenda Item**

<b>TO:</b>	Mayor and Councilors
<b>AGENDA SUBJECT:</b>	<b>Lease Agreement – 501 12<sup>th</sup> Street –The Pizza Box LLC</b>
<b>AGENDA SUMMARY:</b>	Approval is requested to enter into a lease agreement with The Pizza Box LLC to lease space at the parking lot located at 501 12 <sup>th</sup> Street, Columbus, Georgia 31901. The City will lease at the rate of \$1,000.00 per annum, being a sum of \$5,000 prior to the commencement of the initial lease and subsequent renewals. The terms of lease agreement for the spaces being utilized is February 1, 2022, through January 30, 2027.
<b>INITIATED BY:</b>	<b>Community Reinvestment</b>

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**Recommendation:** Approval is requested to authorize the City Manager to execute a lease for 501 12th Street, Columbus, Georgia with The Pizza Box LLC.

**Background:** In September of 2020, The City was approached about the potential of leasing city owned property located at 501 12<sup>th</sup> Street. The property’s current use is a parking lot. The Pizza Boz LLC owns the property next door located at 519 12<sup>th</sup> Street 31901. They are preparing to launce an upscale pizza restaurant and are requesting to enter into a lease agreement with the city to accommodate their guests. The Lease term will be for an initial 5 years with (2) five-year renewal options. The Pizza Box LLC will pay the city in rent the cumulative amount of \$1,000 per year before the commencement date of the lease and for each renewal thereafter. The first set of Parking Spaces consist exclusively of seven (7) unattended parking spaces totaling 2,502.5 Square feet, The Pizza Box LLC’s sole use of the Parking Spaces shall be for the construction of an exterior covered dining patio and enclosed storage structure to be used by guests of the restaurant. The secondary set of parking spaces consist exclusively of six (6) unattended parking spaces totaling 1,408 square feet. The Pizza Box LLC’s sole use of the Parking Spaces shall be for a non-permanent events tent to be used by guests of Lessee at its restaurant.

**Analysis:** The Pizza Box LLC will pay rent and are responsible for general maintenance and of the space and utilities.

**Financial Considerations:** The City will lease at the rate of \$1,000.00 per annum, being a sum of \$5,000 prior to the commencement of the initial lease and subsequent renewals.

**Legal Considerations:** Any lease agreement involving City of Columbus owned property requires Council approval.

**Recommendation/Action:** Approval is requested to authorize the City Manager to execute a lease for 501 12th Street, Columbus, Georgia with The Pizza Box LLC.

**A RESOLUTION**

**NO.**

**A RESOLUTION AUTHORIZING THE CITY MANAGER TO EXECUTE A LEASE WITH THE PIZZA BOX LLC TO LEASE PARKING SPACES AT CITY OWNED 501 12<sup>TH</sup> STREET, COLUMBUS, GEORGIA 31901.**

**WHEREAS**, the City owns the property located at 501 12<sup>th</sup> street and is using it for public parking spaces; and,

**WHEREAS**, the Pizza Box LLC is requesting a lease agreement for the leasing of a tract of 7 parking spaces and 6 parking spaces respectively; and,

**WHEREAS**, the seven (7) unattended parking spaces totaling 2,502.5 Square feet, will be used to construct an exterior covered dining patio and enclosed storage structure; and,

**WHEREAS**, the six (6) unattended parking spaces totaling 1,408 square feet, will be used for a non-permanent event tent; and,

**WHEREAS**, the City will lease at the rate of \$1000.00 per annum, being a sum of \$5,000 per lease period to be paid prior to lease commencement; and,

**WHEREAS**, the terms of lease agreement for the spaces being utilized is February 1, 2022, through January 30, 2027.

**NOW, THEREFORE, THE COUNCIL OF COLUMBUS, GEORGIA, HEREBY RESOLVES AS FOLLOWS:**

That the City Manager is hereby authorized to enter into a lease agreement with The Pizza Box LLC to execute a lease for 501 12th Street, Columbus, Georgia.

Introduced at a regular meeting of the Council of Columbus, Georgia held on the \_\_\_\_\_ day of \_\_\_\_\_ 2022 and adopted at said meeting by the affirmative vote of \_\_\_\_\_ members of said Council.

- Councilor Allen voting \_\_\_\_\_.
- Councilor Barnes voting \_\_\_\_\_.
- Councilor Crabb voting \_\_\_\_\_.
- Councilor Davis voting \_\_\_\_\_.
- Councilor Garrett voting \_\_\_\_\_.
- Councilor House voting \_\_\_\_\_.
- Councilor Huff voting \_\_\_\_\_.
- Councilor Thomas voting \_\_\_\_\_.
- Councilor Tucker voting \_\_\_\_\_.
- Councilor Woodson voting \_\_\_\_\_.

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Sandra T. Davis, Clerk of Council

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B.H. "Skip" Henderson, III, Mayor