Legislation Details (With Text)

File #:	18-7787	**Name:**	Deed of Lease with Amtrak
Type:	Resolution	**Status:**	Agenda Ready
File created:	6/1/2018	**In control:**	City Council Public Hearing
On agenda:	6/23/2018	**Final action:**	
Title:	Public Hearing, Consideration and Approval of a Deed of Lease with Amtrak to Operate a Transit System at Alexandria Union Station		
Sponsors:			
Indexes:			
Code sections:			
Attachments:	1. 18-7787_Lease Agreement between the City and Amtrak		

Date	Ver.	Action By	Action	Result

City of Alexandria, Virginia

MEMORANDUM

DATE: JUNE 13, 2018

TO: THE HONORABLE MAYOR AND MEMBERS OF CITY COUNCIL

FROM: MARK B. JINKS, CITY MANAGER /s/

DOCKET TITLE:
Public Hearing, Consideration and Approval of a Deed of Lease with Amtrak to Operate a Transit System at Alexandria Union Station

ISSUE: Consideration of a Deed of Lease with Amtrak to fully operate a transit system and maintain portions of the premises at the City-owned Alexandria Union Station, located at 110 Callahan Drive.

RECOMMENDATION: That City Council authorize the lease introduced at the June 13, 2018 legislative meeting.

BACKGROUND: Alexandria Union Station opened on September 15, 1905 and served passenger trains of the C&O, Washington Southern Railway and Richmond, Frederick & Potomac (RF&P) Railroad until 1971 when ownership of the station building was assumed by Amtrak and the rails of CSX Transportation. Following an $840,000 grant funded renovation coordinated by the City of Alexandria and completed in 1997, the City Council accepted a gift of Alexandria Union Station on behalf of the City three years later in 2000 from

Commonwealth Atlantic Properties (the corporation formed to serve as the real estate arm of RF&P Railroad Company).

Amtrak had been operating under a lease with the station's former owner which subsequently expired. Since the City assumed ownership of the station in 2000, Amtrak has been operating the station without a lease agreement with the City. The City has actively worked with a wide range of Amtrak staff over several years to come to terms on a lease agreement.

DISCUSSION: The draft lease agreement between the City and Amtrak includes an initial lease term of five (5) years and two (2) additional five-year terms unless the agreement is terminated by either party. This lease is beneficial to the City and the public, preserving a valuable resource and providing continued access to rail transit. This agreement will also detail the rights and responsibilities of both Amtrak and the City.
FISCAL IMPACT: The City will receive annual rent of $1 per year and will be reimbursed for ninety-seven (97%) of station operating expenses by Amtrak. The amount will be calculated based on actual expenditures each fiscal year and will be billed ninety (90) days following the close of each fiscal year.

ATTACHMENTS:
1. Lease Agreement Between Amtrak and the City of Alexandria
2. Lease Expiration Letter from the City Manager's Office

STAFF:
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Donna Poillucci, Deputy Director, General Services