



# **Cattle Baron Restaurant, Inc Boeing Business District Ground Lease**

**Tony Nevarez, Aviation Director**

# Background

- Cattle Baron was a Sub-Lessee for forty years
- Azar-Coleman Properties allowed Cattle Baron, Inc. to Lease directly from City of El Paso
- Cattle Baron, Inc. intends to secure a long term lease

# Lease Highlights

- Initial Term of forty (40) years plus one (1) ten (10) year option to extend
  - Lease's initial term will expire August 31, 2065
- Minimum revenue to be generated on the initial term is \$5,287,684.80
  - \$132,192.12 per annum or \$11,016.01 per month

# Requested Action

That the City Manager, or designee, be authorized to sign a Ground Lease between the City of El Paso and Cattle Baron Restaurant, Inc., for the property located at 1700 Airway Blvd., El Paso, Texas.

## MISSION



Deliver exceptional services to support a high quality of life and place for our community.

## VISION



Develop a vibrant regional economy, safe and beautiful neighborhoods and exceptional recreational, cultural and educational opportunities powered by a high performing government.



## VALUES

Integrity, Respect, Excellence,  
Accountability, People

## MISIÓN



Brindar servicios excepcionales para respaldar una vida y un lugar de alta calidad para nuestra comunidad

## VISIÓN



Desarrollar una economía regional vibrante, vecindarios seguros y hermosos y oportunidades recreativas, culturales y educativas excepcionales impulsadas por un gobierno de alto desempeño



## VALORES

Integridad, Respeto, Excelencia,  
Responsabilidad, Personas