

EXECUTIVE SUMMARY

ACTION ITEM: **Request for Authority to Amend The University of Arizona's Ground Lease for its Parcel at 1946 E. Speedway Boulevard with Sundt Plaza LLC, until June 2066 for a Total of 57 Additional Years**

ISSUE:

The University of Arizona requests Board authority to amend the ground lease with Sundt Plaza, LLC, for the University parcel located at 1946 East Speedway, in Tucson, Arizona for an additional 57 years. Pursuant to Board Policy 7-207, ABOR approval is required for leases exceeding a term of ten years.

BACKGROUND:

- The University has ground leased the 10,490 sq. ft. parcel to Sundt Plaza, LLC, since 1970. The parcel is the ingress/egress path to the Four Points Sheraton Hotel's parking garage at 1900 East Speedway. Sundt Plaza, LLC, requests the lease extension to support their proposed new development project at the site.
- The current lease was amended in December 2005 until June 2009, as allowed under the original lease terms approved by ABOR in 1970.
- The annual lease payment is \$6,372 plus applicable taxes with yearly Consumer Price Index (CPI) increases. This lease extension would be subject to negotiations of acceptable terms.

RECOMMENDATION:

RESOLVED: That The University of Arizona be, and hereby is, authorized to amend the ground lease to Sundt Plaza, LLC, for the parcel at 1946 East Speedway extending the lease term for 57 years subject to agreement on terms acceptable to The University of Arizona.

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**Ground Lease - Sundt Plaza
1946 East Speedway**

