

**An Ordinance of the Haines Borough authorizing amendments to the lease of the Human Resources Building by Chilkat Valley Preschool for the purpose of providing preschool educational services, including extending the lease term to June 30, 2017; waiving the monthly rent from January 1 through June 30, 2016; and stipulating no rent will be required July 1, 2016 through June 30, 2017.**

**WHEREAS**, HBC 14.16.060 provides that "[t]he lease of any borough land may be made to any state or federal agency, nonprofit organization, or political subdivision of the state for less than the appraised value, and for a consideration to be determined by the assembly to be in the best interests of the borough"; and

**WHEREAS**, the nonprofit organization known as Chilkat Valley Preschool (CVP) has been leasing the downstairs portion of the borough's Human Resources Building situated on Lots 8 and 9, Block 13, Haines Townsite Subdivision to provide a preschool program; and

**WHEREAS**, CVP has leased this property on a year-to-year basis since the Haines City Council first granted the lease on September 20, 2000; and

**WHEREAS**, the existing lease is effective July 1, 2015 through June 30, 2016; and

**WHEREAS**, on December 7, 2015, the borough received a request from CVP for an extension of the lease period to June 30, 2017; and

**WHEREAS**, the current lease includes a requirement for \$500 monthly rent beginning January 1, 2016 with provision for a waiver if the CVP provides the borough before December 15, 2015 with documentation that a structure suitable for use as a preschool has been obtained; and

**WHEREAS**, on December 1, 2015, CVP provided the borough with documentation consisting of a Memorandum of Understanding with Southeast Senior Services supporting the idea of a shared community building at the current Haines Senior Center with construction of an addition; and

**WHEREAS**, the assembly adopted Resolution 15-12-652 on December 15, 2015 approving the concept of expanding the borough-owned Senior Center building to accommodate a preschool; and

**WHEREAS**, knowing the borough still desires to dispose of the Human Resources Building, CVP has been aggressively pursuing relocation to another facility while at the same time attempting to operate the program with minimal disruption; and

**WHEREAS**, Borough Charter 3.03(8) stipulates that the leasing of borough property must be granted by the assembly by ordinance,

**NOW THEREFORE BE IT ENACTED**, by the Haines Borough Assembly, that it is hereby determined to be for a public purpose and in the public interest of the Haines Borough to amend by extending through June 30, 2017 the existing lease of the Human Resources Building with the Chilkat Valley Preschool for the purpose of providing preschool educational services; and

**BE IT ALSO ENACTED**, the Assembly also amends the existing lease by waiving the \$500 monthly rent amount, set to begin January 1, 2016, through June 30, 2016, and stipulating no rent will be required for the period July 1, 2016, through June 30, 2017.

Section 1. Classification. This ordinance is a non-code ordinance.

Section 2. Severability. If any provision of this ordinance or any application thereof to any person or circumstance is held to be invalid, the remainder of this ordinance and the application to other persons or circumstances shall not be affected thereby.

Section 3. Effective Date. This ordinance shall become effective immediately upon adoption.

ADOPTED BY A DULY CONSTITUTED QUORUM OF THE HAINES BOROUGH ASSEMBLY THIS 26th DAY OF JANUARY, 2016.

  
Janice Hill, Mayor

Attest:



Julie Cozzi, MMC, Borough Clerk  
Deputy Clerk for J. Cozzi

Date Introduced: 12/15/15  
Date of First Public Hearing: 01/12/16  
Date of Second Public Hearing: 01/26/16 - Adopted

