



## COUNCIL AGENDA ITEM MEMORANDUM

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**DEPT./DIVISION SUBMISSION & REVIEW:**

Sean Parker, Director of Airport  
Andrew Hill, FBO Manager

**ITEM DESCRIPTION:** Consider adopting a resolution authorizing a lease agreement with Scott Sell for T-Hangar #60 at the Draughon-Miller Central Texas Regional Airport.

**BACKGROUND:** Scott Sell has requested to lease T-Hangar #60 at the airport for aircraft storage and aeronautical purposes. Mr. Sell is an existing tenant currently leasing T-Hangar #47, but wishes to discontinue his lease of T-Hangar #47 and lease the larger T-Hangar #60. Mr. Sell has been on the waitlist for a larger T-Hangar, and is the next person on the T-Hangar Waitlist. The rent for T-Hangar #60 is \$250 per month, due on the 1st day of the month.

The individual will store the following aircraft:  
Type: Single Engine Piston Aircraft  
Model: 1948 Cessna 140 and/or 1948 Cessna 170  
U.S. Registration No./Tail # N4245N and/or N4225V

The initial term of this lease agreement will be for 12 months and may be renewed for four (4) additional 12-month terms at the agreement of the parties, and as evidenced by the execution of a written amendment or addendum, or a new lease agreement reflecting any new rental rates or changes to terms and conditions. Staff recommends that the lease have an effective date of September 6, 2024. Mr. Sell will discontinue his lease of T-Hangar #47 upon the lease of T-Hangar #60, making T-Hangar #47 available for the next eligible person on the waitlist.

The Lessee agrees to use the T-Hangar solely for aircraft hangar purposes and aeronautical operations and understands that the hangar space is for storage of an operable airworthy aircraft. He further understands that commercial activity is prohibited.

Pursuant to the lease agreement, Scott Sell will: timely pay rent, store only aircraft and items related to aeronautical operations on the leased premises, grant the City the right to enter the T-Hangar at

anytime for inspection, repairs, additions, alterations, or repairs, furnish a duplicate key or combination to the Airport Director for any lock used to secure the T-Hangar, keep the premises in a good and orderly condition, comply with all terms of the lease agreement and all ordinances, rules, regulations of the City and the Airport, and within 90 days of the start of this lease, show proof of and maintain the required liability insurance as evidenced by a current certificate of insurance that names the City of Temple as additionally insured and includes a waiver of subrogation in favor of the City of Temple.

**ALIGNMENT WITH ADOPTED PLANS:**

| Plan           | Comments   |
|----------------|--|
| Strategic Plan | This item supports the City of Temple's Goal of "An organization committed to performance excellence" as well as the City's Strategic Plan commitment to "create efficient, integrated, and streamlined regulations, policies, and processes". |

**STAFF RECOMMENDATION:** Adopt Resolution as presented in the Item Description.

**BOARDS & COMMISSIONS RECOMMENDATION:** This item was not reviewed by any of the official boards and commissions.

**FISCAL IMPACT:** Annual lease revenue of \$3,000 for rental of T-Hangar #60 will be deposited into account 110-0000-446-3021.

**ATTACHMENTS:**

Resolution