

**Truckee Tahoe Airport District  
Business and Warehouse Leases as of July 20, 2021**

Business Name/Lessee	Lease Start Date	Lease End Date	Option	Monthly Lease Price	SF	Price Per sq. ft./month	Notes/Comments
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**TERMINAL BUILDING**

Surf Airlines	8/1/2015	Monthly		\$1,606.59			
Red Truck Café	8/1/2017	7/31/2027		\$1,473.00	1,371	1.074	\$4,036.00 TI Payment/Improvement due from Lessee by December 31, 2021.

**WAREHOUSE OFFICE BUILDING (WOB)**

Clear Capital	2/17/2017	7/31/2026		\$23,306.00	10,840	2.150	
Go Rentals	6/20/2021	6/19/2024		\$2,485.00	1,000		Concession revenue is separate from office and parking lease (1,000 square feet of office space and 15 parking spaces; \$1,370 rent, \$740 CAM, \$375 parking)
Enterprise/National	7/21/2017	8/14/2025		\$2,485.00	1,000		Recently exercised extension option and added National; Concession revenue is separate from office and parking lease (1,000 square feet of office space and 15 parking spaces; \$1,370 rent, \$740 CAM, \$375 parking)

**WAREHOUSE BUILDING**

Mountain Home Center	5/15/2005	month to month		\$11,405.00	11,800	0.981	
DesignBar Home Furnishings	8/24/2020	8/23/2025	1, five year option	\$3,920.00	4,000	0.981	
Tahoe Food Hub	4/26/2018	5/16/2029		\$1,800.00	4,000	0.450	Warehouse Space D was divided into two 4,000 square foot spaces D-1 and D-2; Tahoe Food Hub began paying rent on D-1 in October 2019
Sierra Community House	7/22/2020	7/21/2030		\$1,000.00	4,000		
Prosser Building Development	3/1/2021	2/27/2022		\$1,098.00	1,100	0.981	Lessee is also assessed a flat electrical fee as part of lease agreement
Truckee Roundhouse	4/1/2018	3/31/2022		\$2,433.00	4,680		The Truckee Roundhouse expanded to now include Warehouse Space E-2 and E-3; E-3 - \$1,809.60; E-2 - \$624.00; Truckee Roundhouse requested rent deferral as part of the COVID pandemic; Staff has notified the board that they have also requested rent forgiveness; Will be reviewed/discussed at a future board meeting

**OTHER**

Careflight/REMSA	11/1/2017	10/31/2021		\$2,423.00	4,328	0.560	Combination parking and crew quarters (square footage includes crew office, vehicle parking and asphalt parking for helicopter; hangar in Lima Row is billed separately)
Civil Air Patrol				\$0.00	1,000		Pays \$40 / Month for electric
EAA Chapter 1073	9/1/2017	8/31/2021		\$1,186.00	4,501	0.150	EAA has the option to apply for a community benefit rent reduction/waiver each year; square footage includes vehicle parking, apron, office and shop space
Sierra Aero	9/1/2013			\$3,356.00	8,040	See notes/comments	\$10,000 TI due Aug 1, 2021, paid in July 2021; (Square footage rate breakdown in lease amendment - 6,240 hangar space at \$3.70/sq ft/year; 1,800 modular office at \$9.00 sq ft/year; 2,800 of parking at \$0.35 per sq. ft/year)
Truckee Tahoe Soaring Association	7/1/2018	6/30/2022		\$1,207.25	3.9 Acres	0.150	Truckee Tahoe Soaring Association has the option to apply for a community benefit rent reduction/waiver each year
Sky Dive Truckee Tahoe	9/1/2015	4/30/2023		\$266.00	1.0 Acre		Extension term 2019-2023. Bare dirt, no improvements, includes road fee.
Avis	6/1/2017	6/30/2021	1, five year option	\$50.00			Lease is for 2 parking spots; Have reached out to Avis regarding their renewal option; Currently on a month to month lease
Hertz	TBD			\$125.00			Currently negotiating a lease for five designated parking spots in the rental car lot; Lease would include concession fee
CDF Land Lease				\$1,000/year			