



## July Board Cycle

## Milwaukee County Parks

9480 Watertown Plank Rd.  
Wauwatosa, WI 53226  
(414) 257-PARK

Date: July 9 , 2019

To: Theodore Lipscomb, Sr., Chairman, County Board of Supervisors

From: Guy Smith, CPRP, Parks Executive Director

Subject: **Requesting authorization to enter into a lease with the Beckum-Stapleton Little League Committee for use of the James W. Beckum indoor practice facility in Carver Park for a term of five years with two one-year renewals - ACTION**

## Issue

Milwaukee County Parks requests authorization to enter into a Lease Agreement with the Beckum-Stapleton Little League Committee for use of the James W. Beckum indoor practice facility in Carver Park.

## Background

The Beckum-Stapleton Little League is a 501(c)(3), nonprofit, volunteer organization that has been providing supervised baseball opportunities for youth on the Northside of Milwaukee since 1964. Since its inception the Little League has served over 24,000 youth, providing them with recreational opportunities while teaching them valuable life skills. In 1998 the Beckum-Stapleton Little League Committee entered into an agreement with Milwaukee County to build and operate an indoor batting facility in Carver Park at 911 W. Brown St. in Milwaukee. The facility was finished in 2002 and was named the James W. Beckum indoor practice facility. The lease was for ten years with a ten-year extension and expired in August of 2018. The Committee has continued to operate the batting facility on a month-to-month basis while a new lease was being negotiated.

The lease being submitted for approval is a five (5) year lease with two options to extend for one-year periods. **The effective date of the lease is August 20, 2019.** In lieu of rent, all monies collected for use of the facility will be used to support the facility and the Little League. The County will receive fifteen percent (15%) of gross revenue from the sale of concessions at the facility. Additionally, the Committee will reimburse the county a portion of the annual utility costs as laid out in the lease agreement. All cleaning, janitorial services, and supplies will be the responsibility of the Committee while minor and major maintenance will remain the County's responsibility.

The Committee will continue to ensure public access and use of the facility.

### Recommendation

The Parks Executive Director respectfully recommends that Milwaukee County Parks be authorized to enter into a Lease Agreement with the Beckum-Stapleton Little League Committee for the lease of the James W. Beckum indoor practice facility in Carver Park, located at 911 W. Brown St. in Milwaukee.

Prepared By: Erica Hayden, Contracts Manager, Milwaukee County Parks

Approved By: Guy Smith, CPRP, Parks Director

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### Attachments

- Attachment 1 – Resolution
- Attachment 2 – Fiscal Note
- Attachment 3 – Lease

### Copy

- Chris Abele, County Executive
- Raisa Koltun, Chief of Staff, County Executive's Office
- Jason Haas, Parks, Energy & Environment Chair, Supervisor District 14
- Sheldon Wasserman, Parks, Energy & Environment Vice-Chair, Supervisor District 3
- Marcelia Nicholson, Parks, Energy & Environment Committee Member, Supervisor District 5
- Felesia Martin, Parks, Energy & Environment Committee Member, Supervisor District 7
- Steven Shea, Parks, Energy & Environment Committee Member, Supervisor District 8
- Willie Johnson, Jr., Supervisor District 13
- Kelly Bablitch, Chief of Staff, County Board of Supervisors
- Kelsey Evans, Committee Coordinator, Office of the County Clerk
- Emily Peterson, Research & Policy Analyst, Office of the Comptroller
- Fiscal Mgt. Analyst, Admin & Fiscal Affairs/DAS