

ORDINANCE NO. 7918-23

AN ORDINANCE OF THE COUNCIL OF THE CITY OF NEWPORT NEWS, VIRGINIA, APPROVING A RENEWAL OF THAT CERTAIN LEASE OF PARCEL 18 WHICH IS LOCATED IN THE NEWPORT NEWS SEAFOOD INDUSTRIAL PARK, BY AND BETWEEN THE CITY OF NEWPORT NEWS, VIRGINIA, AND CHESAPEAKE BAY PACKING, L.L.C.

WHEREAS, by Ordinance No. 5945-03, adopted by the Newport News City Council on June 24, 2003, the City authorized the lease of Parcel 18 in the Newport News Seafood Industrial Park to Chesapeake Bay Packing, L.L.C. (hereinafter "Tenant"). Pursuant to said Ordinance, the City and Tenant memorialized the Lease by Deed of Lease dated June 24, 2003 ("the Lease"); and

WHEREAS, the Lease was granted by the City for a term which will expire on July 31, 2023; and

WHEREAS, the Lease provides an option for Tenant to renew the same for an additional term of not more than twenty (20) years, at the sole approval and discretion of the City, if Tenant is in compliance with all terms and conditions of the Lease; and

WHEREAS, Tenant has properly requested that the City approve a renewal of the Lease for an additional term of twenty (20) years, to expire on July 31, 2043; and

WHEREAS, City Council has been advised by City staff that Tenant is in compliance with all terms and conditions of the Lease.

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Newport News, Virginia:

1. That the request by Tenant to renew the Lease for an additional term of twenty (20) months is hereby approved, for a renewal term to commence on August 1, 2023, and expire on July 31, 2043.

2. That the City Manager is hereby authorized and directed to execute, and the City Clerk is hereby authorized and directed to attest, on behalf of the City of Newport News, Virginia, that certain Addendum No. 7, dated the 27<sup>th</sup> date of June, 2023, to the Lease, a copy of which is attached hereto and made a part hereof.

PASSED BY THE COUNCIL OF THE CITY OF NEWPORT NEWS ON JUNE 27, 2023

Mabel Washington Jenkins, MMC  
City Clerk

Phillip D. Jones  
Mayor

A true copy, teste:

City Clerk

**ADDENDUM NO. 7**

**TO THE LEASE BETWEEN  
THE CITY OF NEWPORT NEWS, VIRGINIA  
AND  
CHESAPEAKE BAY PACKING, L.L.C.**

**PARCEL 18 - NEWPORT NEWS SEAFOOD INDUSTRIAL PARK**

**THIS ADDENDUM NO. 7**, dated the 27<sup>th</sup> day of June, 2023, is made to that certain Lease dated the 24<sup>th</sup> day of June, 2003, hereinafter referred to as "Lease," between the **CITY OF NEWPORT NEWS, VIRGINIA**, hereinafter referred to as "Landlord," and **CHESAPEAKE BAY PACKING, L.L.C.**, hereinafter referred to as "Tenant," pertaining to Parcel 18 located at the Newport News Seafood Industrial Park, Newport News, Virginia.

WHEREAS, the initial term of the Lease will expire on July 31, 2023; and

WHEREAS, the Lease provides an option for Tenant to renew the Lease for an additional Term of not more than twenty (20) years, at the sole approval and discretion of the Landlord, if all the terms and conditions of the Lease have been complied with by Tenant; and

WHEREAS, Tenant has properly requested that Landlord approve a renewal of the Lease for an additional term to expire on July 31, 2043.

WITNESSETH: That in consideration of the rents, promises and mutual covenants and agreements herein contained, the parties hereto agree to amend the above referenced Lease as follows:

1. The Lease is renewed for an additional Term of twenty (20) years, commencing on August 1, 2023 and expiring on July 31, 2043.
2. All other terms and conditions contained in the Lease shall remain in full force and effect.

IN WITNESS WHEREOF, the **CITY OF NEWPORT NEWS, VIRGINIA** has caused these presents to be executed by its City Manager, with its seal hereto affixed, duly attested by its City Clerk, both in that behalf first duly authorized; and **CHESAPEAKE BAY PACKING, L.L.C.**, has caused these presents to be executed by **Terence D. Molloy**, its **General Manager**, in that behalf first duly authorized.

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**CITY OF NEWPORT NEWS, VIRGINIA**

By: \_\_\_\_\_  
Cynthia D. Rohlf  
City Manager

ATTEST:

By: \_\_\_\_\_  
Mabel Washington Jenkins  
City Clerk

COMMONWEALTH OF VIRGINIA  
City of Newport News, to-wit:

The undersigned Notary Public in and for the jurisdiction aforesaid, hereby certifies that **Cynthia D. Rohlf** and **Mabel Washington Jenkins**, whose names appear as **City Manager** and **City Clerk**, respectively, of the **CITY OF NEWPORT NEWS, VIRGINIA**, and are signed to the foregoing Addendum bearing date on the 27<sup>th</sup> day of June, 2023, acknowledged the same before me in my jurisdiction aforesaid.

Given under my hand this \_\_\_\_ day of \_\_\_\_\_, 2023.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_  
Registration No.: \_\_\_\_\_

APPROVED AS TO FORM:

\_\_\_\_\_  
City Attorney

**CHESAPEAKE BAY PACKING, L.L.C.**

By: \_\_\_\_\_  
Terence D. Molloy, General Manager

COMMONWEALTH OF VIRGINIA

City/County of \_\_\_\_\_, to-wit:

The undersigned Notary Public in and for the jurisdiction aforesaid hereby certifies that **Terence D. Molloy**, whose name appears as **General Manager** of **Chesapeake Bay Packing, L.L.C.**, and is signed to the foregoing Addendum bearing date on the 27<sup>th</sup> day of June, 2023, acknowledged the same before me in my jurisdiction aforesaid.

Given under my hand this \_\_\_\_ day of \_\_\_\_\_, 2023.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_

Registration No.: \_\_\_\_\_

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