

CITY OF ALAMEDA ORDINANCE NO. _____

AUTHORIZING THE CITY MANAGER TO EXECUTE A LEASE AMENDMENT FOR BUILDING 360 AT 1900 SKYHAWK STREET FOR A NINE-MONTH RENT AND FEE DEFERRAL AND SUBSEQUENT TWELVE-MONTH DEFERRED REPAYMENT SCHEDULE WITH ASTRA SPACE OPERATIONS LLC

WHEREAS, Astra Space Operations LLC is an aerospace research and design firm; and

WHEREAS, Astra Space Operations LLC has been a tenant at Alameda Point since November 2016, with leases for Building 360, 1900 Skyhawk Street, and Building 397, 1690 Orion Street, and licenses for additional buildings and pier space at Alameda Point; and

WHEREAS, Astra Space Operations LLC has recently converted from a publicly traded to a privately-held corporation, which required a significant capital outlay; and

WHEREAS, Astra Space Operations LLC has requested a retroactive nine-month deferral and subsequent repayment plan as it consolidates operations in Alameda from Sunnyvale and generates revenue following the privatization process; and

WHEREAS, Astra Space Operations LLC has committed to a twelve (12)-month repayment plan effective July 1, 2025 of \$69,048.18 per month in addition to its base rent payment to repay the \$828,578.18 in deferred rent.

NOW, THEREFORE, the City Council of the City of Alameda does hereby ordain as follows:

Section 1. The City Manager or designee is hereby authorized to negotiate, and execute for and on behalf of the City of Alameda, a lease-amendment with Astra Space Operations LLC, for Building 360 at Alameda Point for a retroactive rent deferral for the 9-month period of October 2024 to June 2025; and a twelve(12)-month repayment plan with payments of \$69,048.18 per month in addition to Astra Space, Inc's base rent, commencing July 1, 2025, subject to such technical or clarifying revisions as are reasonably determined necessary by the City Manager and approved by the City Attorney, and the City clerk is hereby authorized and directed to attest to the same.

Section 2. If any section, subsection, sentence, clause or phrase of this ordinance if, for any reason, held to be invalid or unconstitutional, such decision shall not affect the validity or constitutionality of the remaining portions of this ordinance. The City Council of the City of Alameda hereby declares that it would have passed this ordinance, and each section, subsections, clause, or phrase hereof, irrespective of the fact that any one or

more sections, subsections, sentences, clauses and phrases are declared to be invalid and unconstitutional.

Section 4. This ordinance shall be in full force and effect from and after the expiration of thirty (30) days from the date of its final passage.

Presiding Officer of the City Council

Attest:

Lara Weisiger, City Clerk
City of Alameda

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I, the undersigned, hereby certify that the foregoing Ordinance was duly and regularly adopted and passed by Council of the City of Alameda in regular meeting assembled on the 4th day of February 2025, by the following vote to wit:

AYES:

NOES:

ABSENT:

ABSTENTIONS:

IN WITNESS, WHEREOF, I have hereunto set my hand and affixed the official seal of said City this 5th day of February 2025.

Lara Weisiger, City Clerk
City of Alameda

APPROVED AS TO FORM:

Yibin Shen, City Attorney
City of Alameda