

**RESOLUTION  
OF THE MEMBERS OF THE  
MCPHERSON IMPLEMENTING LOCAL REDEVELOPMENT AUTHORITY**

**LEASE WITH TPS AT FORT MAC, LLC**

A meeting of the members (the "Members") of the McPherson Implementing Local Redevelopment Authority (the "Authority") was held on the 5th day of May, 2020. A quorum was present and voting throughout the aforementioned meeting. Upon motion duly made and seconded, the following resolutions were adopted by the Members of the Authority at such meeting: For all purposes hereof, this resolution, as a whole, shall be referred to as the "Resolution."

**WHEREAS**, the Authority operates a portion of the former Fort McPherson military installation ("base") and is charged with redeveloping same which rests inside the territorial limits of the City of Atlanta; and

**WHEREAS**, the Authority has the sole responsibility for the redevelopment of the former base; and

**WHEREAS**, the Authority sold a portion of the base to 45 Fortified LLC; and

**WHEREAS**, the Authority has determined that leasing some of the property to assist in the reactivation of the property would be in the best interest of the Authority; and

**WHEREAS**, TPS at Fort MAC, LLC who is the title owner of a subdivided piece of the property sold to 45 Fortified, LLC has proposed lease the property to the Authority for an initial period of six (6) months; and

**WHEREAS**, the Members of the Authority have determined that it is advisable and in the best interests of the Authority to enter into a lease in substantially similar form as attached hereto, with TPS at Fort MAC LLC ("Landlord") for the use of the property depicted on the Exhibit A of the Lease attached hereto, for a period of six (6) months with one (1) option to extend the term of the lease for another (6) month period. The Authority shall pay monthly rent in an amount equal to ten dollars (\$10.00) and other good and valuable considerations.

**NOW, THEREFORE, BE IT RESOLVED**, that the Chair, Vice Chair or the Executive Director, be and they hereby are, authorized and empowered, for and on behalf of the Authority to: (i) negotiate, execute and deliver a lease in substantially similar form as attached hereto as may be approved by the Chair, Vice Chair or the Executive Director executing same, after consultation with counsel to the Authority; and (ii) do any and all acts and things that any one or more of such officer(s) of the Authority deem(s), in the exercise of his or her or their discretion, necessary, desirable, or appropriate in connection with this Resolution. Notwithstanding anything herein to the contrary, the Chair, Vice Chair or the Executive Director are expressly authorized to use the services of any other officer, employee, consultant or agent of the Authority in connection with the negotiation of the final terms of the modification, amendment or supplement to the

Agreement contemplated hereby, and the execution and delivery of the modification, amendment or supplement to the Agreement by the Chair, Vice Chair or the Executive Director shall be conclusive evidence of the appropriateness thereof and the approvals contemplated by this Resolution. The Secretary (or his or her designee) is further authorized to attest any of the foregoing signatures and to affix the seal of the Authority to the modification, amendment or supplement to the Agreement.

**FURTHER RESOLVED**, that all other acts and doings of the officers, employees or agents of the Authority whether done before, on or after the date of adoption of this Resolution which are in conformity with the purposes and intent of this Resolution, and in the furtherance of the execution, delivery, filing and performance of the matters contemplated herein shall be, and the same hereby are, in all respects approved, ratified and confirmed.

**FURTHER RESOLVED**, that if any one or more of the provisions herein contained shall be held contrary to any express provision of law or contrary to the policy of express law, though not expressly prohibited, or against public policy, or shall for any reason whatsoever be held invalid, then such covenants, agreements or provisions shall be null and void and shall be deemed separate from the remaining agreements and provisions and shall in no way effect the validity of any of the other agreements and provisions hereof.

**FURTHER RESOLVED**, that the actions provided for in the foregoing resolutions be commenced as soon as practicable.

**FURTHER RESOLVED**, that this Resolution shall take effect immediately upon its adoption by the Members, any provisions of any previous resolutions in conflict with the provisions herein are hereby superseded or repealed (as and to the extent of any such conflict), and any procurement policies previously adopted by the Members which are in conflict with the actions taken in this Resolution are hereby waived.

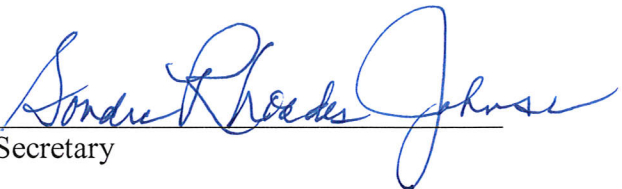
**FURTHER RESOLVED**, that the Secretary of the Authority is hereby directed to file a copy of this Resolution with the minutes of the proceedings of the Authority.

[SIGNATURE PAGE TO FOLLOW]

## CERTIFICATE OF SECRETARY

The undersigned Secretary of **MCPHERSON IMPLEMENTING LOCAL REDEVELOPMENT AUTHORITY** (the "Authority") **DOES HEREBY CERTIFY** (i) that the foregoing pages of typewritten matter constitute a true and correct copy of the Resolution of the Authority (the "Resolution") adopted on the 5<sup>th</sup> day of May, 2020, by the Members of the Authority in Regular Session, as part of a meeting duly called and held, at which a quorum was present and acting throughout, and (ii) that the original of the Resolution appears of record in the Minute Book of the Authority, which is in my custody and control and will be made available for public inspection.

Given under my hand and the corporate seal of the Authority, this 5<sup>th</sup> day of May 2020.

  
Secretary

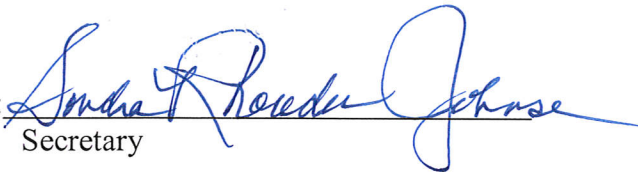
Adopted and approved this 5<sup>th</sup> day of May, 2020.

**MCPHERSON IMPLEMENTING LOCAL  
REDEVELOPMENT AUTHORITY**

By:   
Cassius Butts, Chair

(SEAL)

ATTEST

By:   
Secretary