

A-1018  
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**CONTRACT EXTENSION NO. 2**

**THIS AMENDATORY AGREEMENT**, made and entered into by and between the **CITY OF ATLANTIC CITY**, a municipal corporation of the State of New Jersey, with its principal offices located at 1301 Bacherach Boulevard, Atlantic City, New Jersey 08401, hereinafter referred to as "**CITY**", and **BACK BAY ALE HOUSE, LLC** ("**Tenant**"), whose address is 539 N. New Jersey Avenue, Unit B, Atlantic City, New Jersey 08401 for the property located at 804 North Rhode Island Avenue, Building #1, Atlantic City, New Jersey 08401, pursuant to Resolution No. 51 adopted by the Council of the **CITY** on January 21, 2026, a copy of which is attached hereto and made a part hereof.

**WHEREAS**, by Resolution No. 171 adopted March 16, 2022, the City entered into a Lease Agreement with Tenant for a period of three (3) years with an option of two (2) one (1) year extensions (the "**Agreement**"); and

**WHEREAS**, it is necessary and in the best interest of the City to exercise the **SECOND ONE (1) YEAR OPTION** provision of the Agreement and extend the Agreement for a term of one (1) year from **APRIL 1, 2026 THROUGH MARCH 31, 2027**, for a fixed rent in the amount of **ONE HUNDRED FORTY-ONE THOUSAND TWO HUNDRED SIXTY-SEVEN DOLLARS AND THIRTEEN CENTS (\$141,267.13)** as outlined in the Agreement, this first one-year option to be known as **CONTRACT EXTENSION No. 2**.

**WHEREAS**, with the exception of the modifications contained herein, all other terms, conditions and provisions of the Agreement between the parties shall remain in full force and effect.

**NOW, THEREFORE, BE IT RESOLVED** in consideration of the mutual covenants contained herein, the parties agree that the Agreement authorized by Resolution No. 171 adopted

~~March 16, 2022, is hereby amended to include the above referenced one-year option extension at~~  
a fixed rent of **ONE HUNDRED FORTY-ONE THOUSAND TWO HUNDRED SIXTY-  
SEVEN DOLLARS AND THIRTEEN CENTS (\$141,267.13)** to be known as **CONTRACT  
EXTENSION No. 2.**

Tenant represents that it is in compliance with all laws of the State of New Jersey, all Ordinances of the City of Atlantic City, including Ordinance No. 24 of 1993 and Executive Order No. 1 of 1993, and will remain so for the term of the Agreement and this Contract Extension No. 2, and failure to continue in compliance shall be deemed a breach of the Agreement and this Contract Extension No. 2.

Tenant cannot assign its rights or obligations under the Agreement without the prior written consent of the CITY.

The Contract Extension No. 2 is effective as of the date of complete execution hereof.

[SIGNATURE PAGE TO FOLLOW]

~~IN WITNESS WHEREOF, the CITY and Tenant have caused this Contract Extension~~

No.1 to be executed on or as of the day and year first below written.

ATTEST:

Paula Geletei  
Paula Geletei, City Clerk

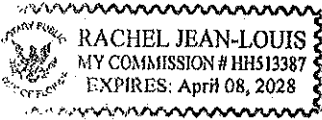
CITY OF ATLANTIC CITY

By: Marty Small, Sr.  
Marty Small, Sr., Mayor

Date: 3-3-26

WITNESS:

R. J. Williams



BACK BAY ALE HOUSE, LLC

By: Jane Williams  
Jane Williams

DATE: 3/2/26

The Contract Extension No. 2 is approved as to form and execution.

Date: 3/2/26

By: Peter T. Sallata, Esq.  
Peter T. Sallata, Esq.  
Assistant City Solicitor

STATE OF FLORIDA )  
 ) ss.  
COUNTY OF LEE )

I CERTIFY that on March 2nd, 2026, personally came before me James Williams, a principal of the Limited Liability Corporation, and this person acknowledged under oath, to my satisfaction, that:

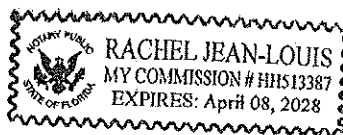
- (a) this person is a principal of Back Bay Ale House LLC  
(the limited liability corporation named in this document);
- (b) this person has the power and authority to sign this document on behalf of the limited liability corporation;
- (c) this document was signed and delivered by the limited liability corporation as its voluntary act duly authorized by a proper action of the principals of the limited liability corporation; and
- (d) this person signed this proof to attest to the truth of these facts.

Signed and sworn to before me on

James Williams  
Principal

March 2nd, 2026

Rachel Jean-Louis  
Notary Public of  
(Seal attached)



# Resolution of the City of Atlantic City

**No. 51**

Approved as to Form and Legality on Basis of Facts Set Forth

Factual contents certified to by

Assistant City Solicitor /s/ Peter Sallata

Chief Financial Officer/s/ Adetoro Aboderin

Prepared by City Solicitor's Office

Council Members RANDOLPH, SHABAZZ & MARSHALL present the following Resolution:

## **RESOLUTION FOR APPROVAL TO EXERCISE SECOND (2<sup>nd</sup>) ONE-YEAR OPTION TO RENEW THE COMMERCIAL LEASE FOR BUILDING #1 AT THE HISTORIC GARDNER'S BASIN BY BACK BAY ALE HOUSE, LLC**

**WHEREAS**, the City of Atlantic City is the owner of Lot 6 of Block 103, also known as Gardner's Basin; and

**WHEREAS**, said land is identified on the City's Recreation and Open Space Inventory as open space and therefore subject to the Green Acres restrictions found at N.J.A.C. 7:36-1 et. seq. and Land & Water Conservation Foundation (LCWF) restrictions found at 16 U.S.C. 4601-4 et seq; and

**WHEREAS**, the City desires to provide amenities at Gardner's Basin to attract public use and enhance opportunities for outdoor recreation at the site; and

**WHEREAS**, pursuant to Resolution No. 171 of 2022, the **CITY OF ATLANTIC CITY** entered into a Commercial Lease Agreement for the lease of Building #1 at Gardner's Basin under a fair and open process, with **BACK BAY ALE HOUSE, LLC**; and

**WHEREAS**, the City of Atlantic City now wishes to exercise the second (2<sup>nd</sup>) of two (2) one-year options for the Commercial Lease Agreement with **BACK BAY ALE HOUSE, LLC** to **LEASE BUILDING #1** to operate a full-time restaurant; and

**WHEREAS**, the term of the second (2<sup>nd</sup>) one-year option is from April 1, 2026 and expiring March 31, 2027 with a total annual rental payment of \$141,267.13; and

**NOW, THEREFORE, BE IT RESOLVED** by the Council of the City of Atlantic City that the City of Atlantic City is authorized to execute the second (2<sup>nd</sup>) one-year option of the Commercial Lease Agreement between the City of Atlantic City and **BACK BAY ALE HOUSE, LLC** for a term of one (1) year to lease **BUILDING #1** along the waterfront at Gardner's Basin, which lease shall be approved as to form and execution by the City Solicitor; and


**BE IT FURTHER RESOLVED** that the successful bidder shall take control of the property in “As Is” condition. The City makes no warranties or representations regarding ANY condition including, without limitation, environmental, mechanical, structural or cosmetic conditions of Gardner’s Basin or any structure or facility located thereon.

March 3, 2026 3:23 PM

DO NOT USE SPACE BELOW THIS LINE													
RECORD OF COUNCIL VOTE ON FINAL PASSAGE													
COUNCIL MEMBER	AYE	NAY	N.V	A.B.	MOT.	SEC.	COUNCIL MEMBER	AYE	NAY	N.V.	A.B.	MOT.	SEC.
AHMED	X						KURTZ	X					
BAILEY	X						LACCA	X					
CROUCH	X					X	MARSHALL	X					
DUNSTON				X			SHABAZZ	X				X	
RANDOLPH, PRESIDENT								X					
X-Indicates Vote    NV-Not Voting    AB-Absent    MOT-Motion    SEC-Second													

This is a Certified True copy of the Original Resolution on file in the City Clerk's Office.

DATE OF ADOPTION: JANUARY 21, 2026



/s/ Paula Geletei, City Clerk