

**DANE COUNTY
POLICY AND FISCAL NOTE**

<input checked="" type="checkbox"/> Original	<input type="checkbox"/> Update	Substitute No. _____
Sponsor: Supervisor Engelberger		Resolution No. 2026 RES-024
Vote Required:		Ordinance Amendment No. _____
Majority <input checked="" type="checkbox"/>	Two-Thirds <input type="checkbox"/>	

Title of Resolution or Ord. Amd.:

AUTHORIZING EXECUTION OF LEASE ADDENDUM, LANDLORD AGREEMENT, AND MEMORANDUM OF LEASE INVOLVING LEASED LAND AT THE DANE COUNTY REGIONAL AIRPORT

Policy Analysis Statement:

Brief Description of Proposal -

On December 4, 2025, the County Board approved 2025 RES-220, which approved an assignment of Lease No. DCRA 2013-03 (“Lease”) from Great Lakes Educational Loan Services, Inc. n/k/a Nelnet Capital Strategies, Inc. (“Nelnet”) to Mad Town Skate, LLC (“Mad Town Skate”). The Lease assignment is contingent upon Nelnet and Mad Town Skate closing on the sale of the leasehold improvements. Additional documents are needed to close that require the County’s signature.

Current Policy or Practice -

Dane County accommodates reasonable requests from Airport tenants to secure lending.

Impact of Adopting Proposal -

Mad Town Skate will be able to obtain lending and close on the transaction with Nelnet, including the previously authorized lease assignment. The Lease will be amended to include standard Small Business Administration provisions, a Landlord Agreement will be executed acknowledging Byline Bank’s interest as Mad Town Skate’s lender, and a Memorandum of Lease will be recorded to demonstrate a recorded property interest.

Fiscal Estimate:

Fiscal Effect (check all that apply) -

- No Fiscal Effect
- Results in Revenue Increase
- Results in Expenditure Increase
- Results in Revenue Decrease
- Results in Expenditure Decrease

Budget Effect (check all that apply)

- No Budget Effect
 - Increases Rev. Budget
 - Increases Exp. Budget
 - Decreases Rev. Budget
 - Decreases Exp. Budget
 - Increases Position Authority
 - Decreases Position Authority
- Note: if any budget effect, 2/3 vote is required

Narrative/Assumptions about long range fiscal effect:

Upon assignment, the terms and conditions of the Lease will remain unchanged.

Expenditure/Revenue Changes:

	Current Year		Annualized			Current Year		Annualized	
	Increase	Decrease	Increase	Decrease		Increase	Decrease	Increase	Decrease
Expenditures -					Revenues -				
Personal Services					County Taxes				
Operating Expenses					Federal				
Contractual Services					State				
Capital					Other				
Total	\$0	\$0	\$0	\$0	Total	\$0	\$0	\$0	\$0

Personnel Impact/FTE Changes:

None

Prepared By:

Agency: Airport	Division: Administration	Phone: 246-3381
Prepared by: Cody Castillo	Date: 05/12/26	Phone:
Reviewed by Cody Castillo	Date:	Phone: