

BUCK & KNAPP  
ATTORNEYS AND COUNSELORS  
TRINITY BUILDING  
FORT WORTH, TEXAS

Feb. 21, 1941.

RE: Aero Repair Shop- Meacham Field,  
Fort Worth, Texas.

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Mr. Ralph Damon  
American Airlines, Inc.,  
New York Municipal Airport  
New York, N. Y.

Dear Ralph:

I received no reply to my letter of Jan. 22nd; addressed to Mr. Sam Bothwell; City Manager, copy of which was sent to you, in regard to the proposed increase of rent on the Aero Repair Shop from One Hundred Fifty (\$150.00) Dollars a month to Two Hundred Fifty (\$250.00) Dollars a month but, after his return from Washington, I discussed the matter with him, without arriving at a satisfactory agreement.

Mr. Bothwell simply takes the position that the City must have some more revenue from the airport; that they have a need for the building, and can now rent it to others for the increased amount; that we have only a month to month lease, and the fact that we have paid a substantial rent over a period of eight years (there was no other tenant for the building), in a total amount of approximately Fifteen Thousand (\$15,000.00) Dollars, besides making permanent improvements to the building at a cost of approximately Ten Thousand (\$10,000) Dollars, does not entitle American Airlines to now occupy the premises at a rental which represents only sixty percent of the present obtainable rate.

The City's alternate proposal is that we retain a portion of the building as a store

room for our supplies, at a rental of One Hundred (\$100.00) Dollars a month, and that the remainder, which includes the hangar and shop, be leased to Delta Airlines at a rental of One Hundred Fifty (\$150.00) Dollars a month. Mr. Ridley tells me that the space offered to us for \$100.00 a month is sufficient for our needs, and that Delta's use of and operations from the remainder would not unreasonably inconvenience or impair our operations. However, if we should later require the remainder of the building, or find the joint use of the premises undesirable, we probably could not remedy the situation, and if a joint tenancy with Delta is to be arranged, it would seem better for American to take a lease on the entire building at \$250.00 per month, and sub-lease the part not needed to Delta for \$150.00, rather than to have the City do it.

The only other recourse would be to give the building up in its entirety, but that situation involves operating problems which I am not competent to pass upon.

Mr. Carter advised me Monday that he would arrange a meeting between Mr. Bothwell, himself and me, to determine just what the City Manager has in mind, and what he proposes to do in order that we may know where we are at. After this conference I will write you further, but, in the meantime, I would appreciate a statement from you as to the various alternatives, in order that I may know just how far to go.

Yours very truly,

*Raymond E. Burr*

1-121

cc: Mr. C.R. Smith  
Mr. R.S. Pruitt  
Mr. O. M. Mosier  
Mr. Amon G. Carter ✓  
Mr. Hollis Thompson  
Mr. Robert Smith.