



In the Missouri Court of Appeals Eastern District

DIVISION FOUR

EIGHTY HUNDRED CLAYTON CORP.,	)	No. ED110390
	)	
Respondent,	)	Appeal from the Circuit Court of
	)	St. Louis County
vs.	)	21SL-CC00107
	)	
LAKE FOREST DEVELOPMENT CORP.,	)	Honorable William M. Corrigan, Jr.
	)	
Appellant.	)	Filed: July 26, 2022

Michael E. Gardner, C.J., James M. Dowd, J., and Lisa P. Page, J.

Appellant Lake Forest Development Corporation (Lake Forest) appeals the trial court's order and judgment in favor of respondent Eighty Hundred Clayton Corporation (EHCC) declaring the parties' lease to be renewed through October 31, 2029.

AFFIRMED.

DIVISION IV HOLDS: We affirm the judgment in which the trial court declared (1) that respondent-lessee EHCC's actions of holding over and continuing to pay rent after the previous lease term ended on October 31, 2019, constituted, as a matter of law, the exercise by EHCC of its option to renew the Lease for another 10-year term through October 31, 2029, and (2) that Lake Forest, by accepting the rent payments, waived its right under the Lease to receive written notice of EHCC's intent to renew.

Opinion by: James M. Dowd, J.

Michael E. Gardner, C.J., and Lisa P. Page, J., concur.

Attorneys for Appellant: Lawrence P. Kaplan

Attorneys for Respondent: Joseph V. Keady, and Jr., Keegan J. Shea

THIS SUMMARY IS NOT PART OF THE OPINION OF THE COURT. IT HAS BEEN PREPARED FOR THE CONVENIENCE OF THE READER AND SHOULD NOT BE QUOTED OR CITED.
