

Mayor and Council Communication

DATE: 08/12/25

M&C FILE NUMBER: M&C 25-0691

LOG NAME: 21ARTES DE LA ROSA FIRST AMENDMENT

SUBJECT

(CD 2) Authorize Execution of a Lease Arrangement for the Rose Marine Theater, with Artes de la Rosa, to Continue Operating the Theater for an Additional Fifteen Years and to Allow One Additional Ten Year Renewal Term for Space Located at 1440 and 1442 North Main Street, Fort Worth, Texas 76164

RECOMMENDATION:

It is recommended that the City Council authorize the execution of a lease arrangement for the Rose Marine Theater, with Artes de la Rosa, to continue operating the theater for an additional fifteen years and to allow one additional ten year renewal term for the space located at 1440 and 1442 North Main Street, Fort Worth, Texas 76164.

DISCUSSION:

The City of Fort Worth (the City) owns the buildings known as the Rose Marine Theater, located at 1440 and 1442 North Main Street, Fort Worth, Texas 76164 (collectively referred to as the "Property").

On July 28, 2015, the City Council approved the execution of a lease agreement with Artes de la Rosa for the management and operation of the Rose Marine Theater, via Mayor & Council Communication C-27400.

Effective August 1, 2015, City and Artes de la Rosa entered into a lease agreement, as City Secretary Contract No. 46908 (the Lease). The Lease provided for an initial term that expired July 31, 2017, along with eight (8) successive renewal terms of one (1) year each.

The eighth and final renewal term of the Lease will expire on July 31, 2025.

The City and Artes de la Rosa now wish to continue a lease arrangement, either by entering into a new lease for the Property or amending the Lease to add an additional fifteen (15) years to the term, to expire July 31, 2040, and to include one (1) additional renewal period of ten (10) years, to expire July 31, 2050 if exercised.

Artes de la Rosa will continue to pay annual rent in the amount of \$1.00 and to pay annual maintenance costs in the amount of \$4,000.00. The annual maintenance costs will be reviewed each year of the term and may be upwardly adjusted based upon the maintenance costs incurred by the City during the prior fiscal year.

The termination provisions in the Lease will remain part of the lease arrangement.

Artes de la Rosa will provide, on or before May 31st of each year of the term, both a report outlining the services provided during the prior calendar year and its financial statements for the prior calendar year.

This property is located in COUNCIL DISTRICT 2.

FISCAL INFORMATION / CERTIFICATION:

The Director of Finance certifies that upon approval of the above recommendation and execution of the first amendment to the lease agreement, funds will be deposited into the General Fund. The Property Management Department (and Financial Management Services) is responsible for the collection and deposit of funds due to the City.

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