

Mayor and Council Communication

DATE: 01/28/25

M&C FILE NUMBER: M&C 25-0096

LOG NAME: 21PARAMOUNT SECOND LEASE AMENDMENT

SUBJECT

(CD 10) Authorize Execution of a Second Amendment to the Facilities Lease Agreement with Paramount Aerospace Systems USA, Incorporated to Extend the Lease Term for an Additional Five (5) Years and to Revise the Rental Rate for the Leased Premises Used as Office Space in the Structures Building #16 Located at 2070 Eagle Parkway, Fort Worth, Texas 76177 at the Alliance Fort Worth Maintenance Base

RECOMMENDATION:

It is recommended that the City Council authorize the execution of a second amendment to the Facilities Lease Agreement with Paramount Aerospace Systems USA, Incorporated to extend the lease term for an additional five (5) years and to revise the rental rate for the leased premises used as office space in the Structures Building #16 located at 2070 Eagle Parkway, Fort Worth, Texas 76177 at the Alliance Fort Worth Maintenance Base.

DISCUSSION:

On December 23, 2019, the City of Fort Worth (City) entered into a lease agreement with Paramount Aerospace Systems USA, Incorporated (Paramount) (City Secretary Contract No. 53320) to lease approximately 21,624 square feet of space in the Structures Building #16 located at 2070 Eagle Parkway, Fort Worth, Texas 76177 at the Alliance Fort Worth Maintenance Facility (the Lease).

On May 15, 2023, City and Paramount executed a first amendment to the Lease (City Secretary Contract No. 53320-A1) to allow Paramount to increase the space leased to them to include approximately 23,763 square feet.

The Lease expiration date is December 22, 2024 and City Property Management Department and Paramount have agreed to amend the Lease a second time to extend the term for an additional five (5) years and to revise the rental rate, based upon 23,763 square feet, as follows:

Term	Rent Rate	Monthly	Annually
Month 1 through Month 12	\$1.25/SF	\$2,475.31	\$29,703.75
Month 13 through Month 24	\$1.35/SF	\$2,673.34	\$32,080.05
Month 25 through Month 36	\$1.40/SF	\$2,772.35	\$33,268.20
Month 37 through Month 48	\$1.45/SF	\$2,871.36	\$34,456.35
Month 49 through Month 60	\$1.50/SF	\$2,970.38	\$35,644.50

This property is located in Council District 10.

FISCAL INFORMATION / CERTIFICATION:

The Director of Finance certifies that upon approval of the above recommendation and execution of the second amendment to the lease agreement, funds will be deposited into the Alliance Maintenance Facility 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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