

# Mayor and Council Communication

**DATE:** 09/27/22

**M&C FILE NUMBER:** M&C 22-0774

**LOG NAME:** 21OMNI SECOND LEASE AMENDMENT

**SUBJECT**

(CD 7) Authorize the Execution of a Second Amendment to City Secretary Contract No. 53692, a Lease Agreement with Omni Air International, LLC, to Add Approximately 2,446 Square Feet of Space, in the Parts/Warehouse Building #11 Located at 2050 Eagle Parkway, Fort Worth, Texas 76177 at the Alliance Fort Worth Maintenance Base, to the Leased Premises to Be Used As Office Space

**RECOMMENDATION:**

It is recommended that the City Council authorize the execution of a second amendment to City Secretary Contract No. 53692, a lease agreement with Omni Air International, LLC, to add approximately 2,446 square feet of space, in the Parts/Warehouse Building #11, located at 2050 Eagle Parkway, Fort Worth, Texas 76177 at the Alliance Fort Worth Maintenance Base, to the leased premises to be used as office space.

**DISCUSSION:**

On February 20, 2020, the City of Fort Worth (City) entered into a lease agreement with Omni Air International, LLC (OAI) to lease approximately 26,151 square feet of space in the Structures Building #16 located at 2070 Eagle Parkway, Fort Worth, Texas 76177 and 319 square feet of space outside the Structures Building #16 for storage and aircraft maintenance and six (6) aircraft parking spaces on the apron at the Alliance Fort Worth Maintenance Facility for operations of their global airline charter services for military troops, military family members, government employees and natural and humanitarian disaster relief (City Secretary No. 53692).

On September 15, 2021, City and OAI amended the lease to increase the leased premises space in the Structures Building #16 to 53,436 square feet (City Secretary no. 53692-A1).

The City of Fort Worth Property Management Department and OAI have now agreed to a second amendment to the lease agreement under the following terms:

- Add approximately 2,446 square feet in the Parts/Warehouse Building #11 located at 2050 Eagle Parkway, Fort Worth, Texas 76177 to the leased premises to be used as office space which will increase the total leased premises to 56,201 square feet; and
- Revise the base rent payment schedule to include the additional square footage to the entire leased premises as follows:

Term	Price per Square Foot	Monthly	Annually
Upon execution of this second amendment to February 28, 2023	\$1.00 per SF	\$4,834.42	\$56,201.00
Year 4	\$1.10 per SF	\$5,151.76	\$61,821.10
Year 5	\$1.20 per SF	\$5,620.10	\$67,441.20

This property is located in Council District 7.

**FISCAL INFORMATION / CERTIFICATION:**

The Director of Finance certifies that upon approval of the above recommendation and execution of an 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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