

REQUEST FOR BOARD ACTION
HENDERSON COUNTY
BOARD OF COMMISSIONERS

MEETING DATE: June 28, 2023
SUBJECT: Hola Carolina Arts Lease Renewal
PRESENTER: Bruce Gilliam, Director of Parks and Recreation
ATTACHMENTS: Yes
1. Lease Extension

SUMMARY OF REQUEST:

In October 2019 the Board approved a new lease with Hola Community Arts to utilize office space in the Jackson Park House. This was a new type of partnership for Parks and Recreation and the Board had many questions on how this would work. We are happy to report that the first few years have been a great success. Hola has completed all the interior upgrades/renovations to the building that they agreed too, and they have worked closely with us on all of these. The inside looks great, and they were extremely easy to work with through the entire process. They have also translated a number of documents for Parks and Recreation as well as placed full page marketing in the Hola Carolina Magazine as a part of our agreement; they have also offered us support via their social media outlets to promote Parks and Recreation Programs and Events. We also continue to work on various partnerships for the community through events.

Hola Carolina recently reached out to request a lease renewal as instructed per their agreement with Henderson County. The agreement allows the lease to be renewed up to 4 times, each time subject to the Board of Commissioners' approval. The Department of Parks and Recreation supports this request as the first three lease terms have been a positive experience for all.

BOARD ACTION REQUESTED:

The Board is requested to approve the lease extension for Hola Carolina extending the lease to run an additional term from July 1, 2023 until June 30, 2024.

SUGGESTED MOTION:

I move that the Henderson County Board of Commissioners approve the proposed lease renewal as presented.

STATE OF NORTH CAROLINA

COUNTY OF HENDERSON

LEASE EXTENSION

This LEASE EXTENSION is made as of July 1, 2023, by and between the County of Henderson, a body corporate and politic of the State of North Carolina (the "County") and Hola Community Arts, a North Carolina non-profit corporation (the "Tenant").

Facts

A. The parties entered into a Commercial Lease Agreement (the "Lease") dated October 8, 2019, (since extended) under the terms of which the County leased certain premises to the Tenant in return for certain consideration.

B. Both parties have been satisfied with the circumstances of the performance of the Lease, and wish for it to continue, on the terms stated herein.

Agreement

NOW, THEREFORE, in consideration of the mutual promises contained herein and in the Lease, the parties agree as follows:

1. The term of the Lease, as stated in paragraph 11 of the Lease, is extended for a period of one year, until June 30, 2023. Notwithstanding, however, unless either party gives the other thirty (30) days' written notice of termination, the Lease shall automatically be extended for a subsequent period of one year, such that any such extension(s) end on June 30.

2. Except as modified hereby the Lease remains in full force and effect.

Executed by the parties with full authority this the _____ day of _____, 2023, but effective as of the date first written above.

COUNTY OF HENDERSON

HOLA COMMUNITY ARTS

By: _____
County Manager

By: _____
President