



# CENTER CITY DEVELOPMENT & OPERATIONS

City Council Agenda #

**Amendment #4 to River Walk Use Fee Agreement  
Losoya Street Properties, LLC.**

John Jacks, Director  
September 21, 2023





# Background

- Current Use Fee Agreement for premises located at 430 E. Commerce St. along the River Walk approved by City in September 2001.
- Tenant occupies approximately 3,126 sqft along the River Walk for use as outdoor dining and beverage service.
- Agreement has been assigned from Los Leones to Losoya Street Properties which consists of Lone Star, Cafe Olé, and Agave Bar.
- Current term will expire on August 31, 2026.

# Amendment #4 Terms

- The leased premises will be adjusted to include an additional 500 sqft to accommodate an outdoor patio expansion.





# Rent Schedule

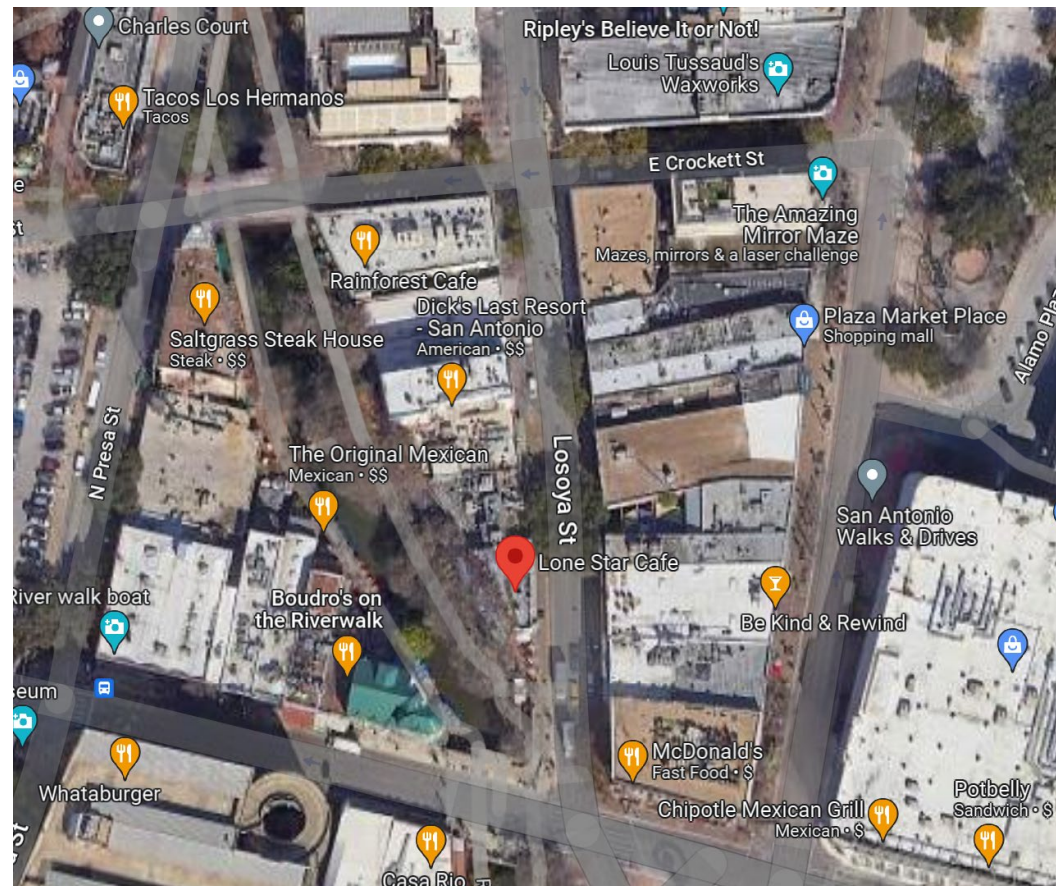
- Remaining 3 years of the current agreement are adjusted to include additional sqft as shown below.
- Rent will increase 2% annually.

Year	Annual Amount
1	\$78,971
2	\$87,874
3	\$89,631
Total	\$256,476



# Recommendation

- Staff recommends approval of the Amendment #4 to the Use Fee Agreement with Losoya Street Properties, LLC.







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