

# SEATTLE PUBLIC THEATER

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Green Lake Bathhouse Use, Occupancy and  
Maintenance Agreement Renewal



**Seattle**  
Parks & Recreation

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An ordinance relating to the Department of Parks and Recreation; authorizing the Superintendent to enter into a Use, Occupancy and Maintenance Agreement with Seattle Public Theater for the provision of theater arts programming, education and services at the Department of Parks and Recreation's Green Lake Park Bathhouse Theater.



## BACKGROUND

- ▶ The facility was originally built at Green Lake in 1927 as a bathhouse for swimmers. The City of Seattle converted it into a theater in 1970.
- ▶ For almost 50 years the facility has been operated as a theater, first managed by the Green Lake Bathhouse Theatre group, and currently by the Seattle Public Theater, which has been in operation there since 2000.
- ▶ The Seattle Public Theater (SPT) is a non-profit 501(c)3, and operates the mid-size, 165-seat theater year round.
- ▶ Each season SPT produces 6 shows on the Main Stage, 24 youth shows per school quarter, and offers educational programs for youth and adults.
- ▶ During the summer SPT shares the facility with SPR's Aquatics Unit, as the lifeguard stations at the back of the building are activated and the changing rooms on the exterior of the building are heavily used by the public.





## CONDITIONS OF THE PROPOSED LEASE AGREEMENT

**Term:** 10 years with an option for one 5-year extension at the mutual consent of the City and SPT

**Use Fee:** \$36,828 annually (\$3,069 monthly) before Public Benefit Offsets

**Use Fee Offsets:** The value of approved Public Benefits provided by SPT is used to offset the monthly Use Fee to not less than \$500 (\$6,000 annually)

**Maintenance:** SPT is responsible for routine maintenance and minor repairs to the Premises and all building systems; SPR is responsible for major maintenance and maintenance of the grounds surrounding the Premises.





## PUBLIC BENEFITS AS USE FEE OFFSETS

The proposed lease allows SPT to offset the Use Fee with the value of the public benefit provided by the organization:

- ▶ Free performances, classes, and workshops or scholarships for low-income and disadvantaged residents
- ▶ Outreach and Volunteer activity
- ▶ Stewardship Activities
- ▶ Calculated and reported annually





## PUBLIC BENEFITS PROVIDED 2015-2016

| Public Benefit      | #     | Value              |
|---------------------|-------|--------------------|
| Scholarships        | 53    | \$ 9,475           |
| Free Tickets        | 1,248 | \$33,696           |
| <b>Dollar TOTAL</b> |       | <b>\$43,171.00</b> |





- ▶ Through the lease agreement with SPR, the Seattle Public Theater has brought a variety of performance and learning opportunities to communities throughout Seattle.
- ▶ There have been no significant changes to the terms of the Agreement between DPR and SPT. Specific public benefits added as Exhibit C.
- ▶ SPT has been a good tenant and has consistently met the terms of the contract.



# Questions?



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