



OFFICE OF THE
COUNTY ADMINISTRATOR

July 19, 2016

Matthew H. Hymel
COUNTY ADMINISTRATOR

Daniel Eilerman
ASSISTANT COUNTY
ADMINISTRATOR

Angela Nicholson
ASSISTANT COUNTY
ADMINISTRATOR

Marin County Civic Center
3501 Civic Center Drive
Suite 325
San Rafael, CA 94903
415 473 6358 T
415 473 4104 F
CRS Dial 711
www.marincounty.org/cao

Board of Supervisors
Marin County Civic Center
3501 Civic Center Drive
San Rafael, California 94903

SUBJECT: Agreement with Novato Theater

Dear Board of Supervisors:

RECOMMENDATION: Authorize the President to execute the agreement

BACKGROUND:

The Downtown Novato Theater was built in 1941, and it has been closed since 1991. There has been a long-term interest by the community to reopen the theater to create an entertainment venue and continue to revitalize the downtown area.

The City of Novato assumed ownership of the theater in December 2004. In 2009, the City solicited requests for proposals from entities interested in and qualified to renovate and operate the theater. The Novato Theater organization, a non-profit 501(c)(3) public benefit corporation, won the bid and has been working on the renovation project since assuming ownership.

The initial phase of the theater renovation was preliminary planning and assessment, which included hazardous material removal, and production of engineering and architectural plans. In March 2012, the Board of Supervisors approved an agreement with the Novato Theater organization for \$150,000, to support the purchase of the theater from the City for \$50,000, and the preliminary planning and assessment phase. This phase has been completed.

On June 14, 2016, the Novato City Council approved a \$1 million contribution to the Novato Theater organization for phase one of construction, demolition and infrastructure, which is the first of three planned construction phases. The estimated cost of phase one of construction is \$1.2 million. The total project cost, which includes the completed preliminary planning and assessment phase, the three construction phases, and over \$550,000 in other costs, is currently estimated to be \$4.6 million.

Novato Theater organization continues to run a public fundraising campaign for the restoration project and to date has raised \$1.9 million in cash and pledges, which includes the \$1 million from the City of Novato, the previously awarded \$150,000 from the County, \$110,000 from the Margaret E. Haas Fund, \$25,000 from the Marin Community Foundation and hundreds of donations from residents.

The attached agreement, if approved by your Board, would provide one-time funds in the amount of \$150,000 to support phase one of construction. Restoration will include a ground floor theater with seating for 250, including a performing arts stage and an upstairs smaller theater with 48 removable seats. The historic Novato Theater will serve

Marin County residents as a community cultural center to serve schools, non-profits, regional businesses, as well as performing artists.

FISCAL IMPACT:

The \$150,000 to fund this contract is available in our current year budget.

Please let me know if you have any questions or concerns.

Respectfully Submitted,

A handwritten signature in black ink, appearing to read "M. Hymel", written over the typed name.

Matthew H. Hymel
County Administrator