

# CITY OF LOS ANGELES

CALIFORNIA

TONY M. ROYSTER  
GENERAL MANAGER  
AND  
CITY PURCHASING AGENT



ANTONIO R. VILLARAIGOSA  
MAYOR

DEPARTMENT OF  
GENERAL SERVICES  
ROOM 701  
CITY HALL SOUTH  
111 EAST FIRST STREET  
LOS ANGELES, CA 90012  
(213) 928-9555  
FAX No. (213) 928-9515

Approved on: January 31, 2013 by  
The Municipal Facilities Committee

January 31, 2013

Honorable Councilmembers  
City of Los Angeles  
c/o City Clerk  
Room 395, City Hall  
Los Angeles, CA 90012

Attention: Maria Espinosa, Legislative Assistant

**REQUEST TO NEGOTIATE AND EXECUTE AN AMENDMENT  
TO A LEASE WITH THE COUNTY OF LOS ANGELES  
FOR A COMMUNICATIONS SITE AT VERDUGO PEAK**

The Department of General Services (GSD) requests authority to negotiate and execute an amendment to the lease with the County of Los Angeles (County) for a communications site on Verdugo Peak in the City of Glendale.

**BACKGROUND**

On March 21, 1962 GSD leased the site on Verdugo Peak on a year-to-year basis for the construction of a communications facility and a radio and microwave tower on the site.

The Bureau of Engineering is planning to install a second communications tower on the site for use by Los Angeles Regional Interoperable Communication System (LA-RICS). An amendment to the contract is required due to changes to the premises and to the terms and conditions of the contract.

The lease cost has been \$25.00 per year since 1962. The County recently had the property appraised and communicated to GSD that the property was appraised for a market rate of \$5,000.00 per month. However, the County has agreed to maintain the \$25.00 per year lease rate through the end of the option periods.

The proposed lease amendment contains the following terms and conditions:

TERMS AND CONDITIONS

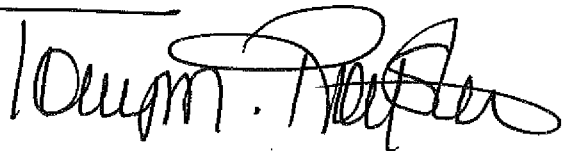
LOCATION: Verdugo Peak, Glendale, California  
USE: Communications site  
SQUARE FEET: 8,445 square feet  
TERM: Three (3) years commencing on full execution of amendment  
OPTION TERM: Two (2) one year options to extend  
RENTAL RATE: \$25.00 per year

FISCAL IMPACT

The cost for this lease will be \$25.00 per year. GSD's 6030 Leasing Account has sufficient funds to pay for the lease cost.

RECOMMENDATION

That the Los Angeles City Council authorize the Department of General Services to negotiate and execute an amendment to the lease agreement with the County of Los Angeles for the communications site on Verdugo Peak, Glendale, California under the terms and conditions as substantially outlined in this report.



Tony M. Royster  
General Manager