

COMMUNICATION

TO: LOS ANGELES CITY COUNCIL

File No. 12-1317-S1

**FROM: COUNCILMEMBER JAN PERRY, CHAIR
INFORMATION TECHNOLOGY AND GENERAL SERVICES COMMITTEE**

COMMUNICATION FROM CHAIR, INFORMATION TECHNOLOGY AND GENERAL SERVICES COMMITTEE relative to the negotiation and execution of a new non-profit lease agreement with the Boys and Girls Club of San Fernando Valley for City-owned property at 11251 Glenoaks Boulevard.

Recommendation for Council action, as initiated by Motion (Alarcon - Wesson):

AUTHORIZE the Department of General Services to negotiate and execute a new 30 year lease agreement with the non-profit Boys and Girls Club of San Fernando for space at 11251 Glenoaks Boulevard for \$1 a year in exchange for its substantial community benefit provided to the Pacoima and San Fernando Community as detailed in the attached term sheet, subject to review and approval by the City Attorney's Office as to form.

Fiscal Impact Statement: The City Administrative Officer (CAO) reports that approval of the lease would not have an impact on the General Fund. The proposed lease with the Boys and Girls Club of San Fernando will result in a rental value opportunity cost of between \$18 million to \$19 million over the 30 years which is addressed by economic community benefits of \$87.89 million in direct expenses over the same time period. Additionally, the Boys and Girls Club will be financially responsible for all maintenance, repairs, utilities, janitorial and security costs associated with the property as well as for all tenant improvement costs required to improve the space.

Community Impact Statement: None submitted.

Summary:

On April 16, 2013, your Committee Chair considered a report from the CAO relative to the negotiation and execution of a new non-profit lease agreement with the Boys and Girls Club of San Fernando Valley for City-owned property at 11251 Glenoaks Boulevard. During the discussion of this item, a CAO representative provided an overview of the report and responded to related questions from the Committee Chair. After providing an opportunity for public comment, the Committee Chair recommended that Council approve the recommendation contained in the CAO report, as reflected above. This matter is now submitted to Council for its consideration.

Respectfully submitted,

COUNCILMEMBER JAN PERRY, CHAIR
INFORMATION TECHNOLOGY AND GENERAL SERVICES COMMITTEE

| <u>MEMBER</u> | <u>VOTE</u> |
|---------------|-------------|
| PERRY | YES |
| BUSCAINO | NO |

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