

INFORMATION, TECHNOLOGY, AND GENERAL SERVICES COMMITTEE REPORT relative to a new nonprofit License Agreement with the Watts Labor Community Action Committee (WLCAC) for use of a City facility located at 5133 South Crenshaw Boulevard, to operate a senior care center.

Recommendation for Council action:

AUTHORIZE the Department of General Services (GSD) to negotiate and execute a new License Agreement between the City and WLCAC, a 501(c)3 nonprofit organization, for use of a City facility located at 5133 South Crenshaw Boulevard, Los Angeles, California 90043, for an annual rental rate of \$0, to provide senior services under the terms and conditions substantially outlined in the subject Municipal Facilities Committee (MFC) report dated August 10, 2020, attached to Council File No. 19-0451.

Fiscal Impact Statement: The MFC reports that there is no impact on the General Fund, as the nonprofit agency will be responsible for operational and maintenance costs and no revenue will be generated from the License Agreement.

Community Impact Statement: None submitted.

#### SUMMARY

At its regular meeting held on August 26, 2020, the Information, Technology, and General Services Committee considered the MFC report dated August 10, 2020 relative to authorizing the GSD to negotiate and execute a new License Agreement between the City and WLCAC for use of the City facility located at 5133 South Crenshaw Boulevard, referred to as the Southwestern Multi-Purpose Center, at zero cost with options to extend at the City's discretion. The proposed License Agreement will run concurrent to the service provider contract, Contract No. C-133433, between the Department of Aging and the WLCAC to provide senior services, which is subject to approval of annual renewal options through June 30, 2023. The WLCAC will be responsible for any and all tenant improvements, building maintenance, and custodial services required to operate the facility. According to the Community Benefit Analysis completed by the City Administrative Officer, the community benefit of \$1,359,355 based on the estimated annual value of services to be performed by the WLCAC exceeds the market value of \$99,000 for the licensed space by \$1,260,355.

After providing an opportunity for public comment, the Committee moved to approve the recommendation contained in the subject MFC report, as detailed above. This matter is now transmitted to the Council for its consideration.

Respectfully Submitted,

INFORMATION, TECHNOLOGY, AND GENERAL SERVICES COMMITTEE

<u>MEMBER</u>	<u>VOTE</u>
LEE:	YES
BLUMENFIELD:	YES
RODRIGUEZ:	YES

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**-NOT OFFICIAL UNTIL COUNCIL ACTS-**