Please note that this agenda includes a call-in option for public comment. Public comment will thus be taken both in-person in Room 1500, City Hall East, and also via teleconference. Instructions for the public to listen to and offer remote public comment at the meeting appear on Page 4 of this agenda.

MUNICIPAL FACILITIES COMMITTEE

Thursday, July 31, 2025
200 N. Main Street, Los Angeles
City Hall East, Room 1500
(Main Conference Room)
10:00 a.m.

MEMBERS: Matthew W. Szabo, City Administrative Officer, Chair (CAO)
Sharon M. Tso, Chief Legislative Analyst (CLA)
Bernyce Hollins, Office of the Mayor (Mayor)

Staff Contact	Office	Staff Phone
Albert Griego	CAO	(213) 978-7620
Alyssa Suarez	CLA	(213) 473-1982
Ivet Madatyan	Mayor	(213) 847-0686

PUBLIC COMMENTS: General Public Comment, Multiple Agenda Item Comment

AGENDA ITEMS:

1. Minutes of the June 26, 2025 Regular Meeting.

2. Minutes of the July 7, 2025 Special Meeting.

3. Minutes of the July 17, 2025 Special Meeting.

4. Report from the General Services Department requesting authority to negotiate and execute a non-profit license agreement with Canopy Roots, LLC, for the Crisis and Incident Response through Community-Led Engagement program at 1722 North Cherokee Avenue, Unit B, in Council District 13, subject to Council and Mayor approval.

5. Report from the General Services Department requesting authority to negotiate and execute a third option to lease amendment with the Friends of Historic Fire Station 62 to operate a community center at 3631-3635 South Centinela Avenue, in Council District 11, subject to Council and Mayor approval.

6. Report from the General Services Department requesting authority to assign a lease agreement to Kevin Kim, doing business as Express News, to operate a retail sales store at 155-A South Main Street (Police Administration Building), in Council District 14, subject to Council and Mayor approval.

7. Report from the General Services Department requesting authority to negotiate and execute a lease agreement with DE 100 Wilshire, LLC, at 100 Wilshire Boulevard for an Information Technology Agency antenna site as part of the City's critical infrastructure systems, subject to Council and Mayor approval.

8. Report from the Los Angeles Police Commission Office of Inspector General on the staff telecommuting schedule at 350 South Figueroa Street (World Trade Center), in response to the April 10, 2025, Municipal Facilities Committee meeting.

9. **Continued from June 26, 2025:** Report from the Los Angeles Fire Department for donations from the Los Angeles Fire Department Foundation, subject to Council and Mayor approval.

10. Verbal update from the Office of the City Administrative Officer-Employee Relations Division staff regarding a consultation with City Labor Unions on the proposed Office Space Standards.

11. Motion to reconsider report from the General Services Department requesting authority to negotiate and enter into a premises lease agreement and a tenant improvement lease agreement with Maguire Properties - 355 S. Grand, LLC, for office space for the various City Departments at 355 South Grand Avenue, in Council District 14, approved at the July 17, 2025 Special MFC meeting.

12. ADJOURN TO CLOSED SESSION:

    CONFERENCE WITH REAL PROPERTY NEGOTIATORS, pursuant to Government Code Section 54956.8.

    Property Location: Real property located at: 355 South Grand Avenue, Los Angeles, CA (APN: 5151-015-013)

    Property Owner: Maguire Properties - 355 S. Grand, LLC

Agency negotiator/presenters:
Amy Benson, Director, Real Estate Services Division, General Services Department; Melody McCormick, Assistant General Manager, General Services Department; Zachary Millett, Assistant Director, Real Estate Services Division; Art Kusol, Senior Management Analyst, General Services Department; Onno Zwaneveld, Executive Vice President, CBRE, Inc.; Michael Syrengelas, Managing Director, CBRE, Inc.

Negotiating Parties: City of Los Angeles, Department of General Services; Maguire Properties - 355 S. Grand, LLC

Under Negotiation: Price and payment terms for potential lease or acquisition of real property.

RECONVENE OPEN SESSION AND REPORT ACTION TAKEN IN CLOSED SESSION

13. Adjournment – Next Meeting: Regular Meeting on Thursday, August 28, 2025.

To receive meeting notices for the Municipal Facilities Committee (Committee), subscribe through the Early Notification System at www.lacity.org. Unless otherwise notified, the Committee meets on the last Thursday of the month at 10:00 A.M. in Room 1500, City Hall East.

Upon request, Committee staff will provide reasonable accommodations to enable individuals with disabilities to participate in its meetings, including access to agenda materials in alternate formats. If you have a request for accommodations, please contact Albert Griego at (213) 978-7620 at least two business days in advance of the Committee meeting.

Public Notice

An opportunity for the public to address the Committee on agenda items will be provided during the Multiple Agenda Item Comment period. A member of the public who wishes to speak on agenda item(s) shall be allowed to speak for up to one minute per item up to a total of three minutes per meeting.

The Committee will also provide an opportunity for the public to speak on general public interest items during the General Public Comment period. Each speaker shall be limited to one minute of general public comment each meeting. The Committee shall not discuss or take action relative to any general public comment.

This Committee will take public comment from members of the public in Room 1500 and also by teleconference. Members of the public who wish to offer public comment to this Committee via teleconference should call (1-669-900-6833) and use Meeting ID No. (843-5326-4130) and then press #. Press # again when prompted for Participant ID. Once admitted into the meeting, press *9 to request to speak.

Telecommunication Relay Services

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request, will provide reasonable accommodations to ensure equal access to its programs, services and activities. Sign language interpreters, assistive listening devices, or other auxiliary aids and/or services may be provided upon request.

To ensure availability, your request should be received at least 72 hours in advance of the need. Requests for reasonable modification or accommodation from individuals with disabilities, consistent with the Americans with Disabilities Act can be made by contacting Albert Griego at (213) 978-7620 or at albert.griego@lacity.org. For Telecommunication Relay Services for the hearing impaired, please see the information below.

Telephone communication is one of the most important forms of communication in society today. Due to advancements in technology, telephone devices have evolved with new services and capabilities. Individuals who are deaf and hard of hearing, and individuals with a speech disability are following these trends and are rapidly migrating to more advanced telecommunications methods, both for peer-to-peer and third-party telecommunications relay service (TRS) communications.

Telecommunications Relay Service is a telephone service that allows persons with hearing or speech disabilities to place and receive telephone calls. TRS is available in all 50 states, the District of Columbia, Puerto Rico and the U.S. territories for local and/or long distance calls. TRS providers - generally telephone companies - are compensated for the costs of providing TRS from either a state or a federal fund. There is no cost to the TRS user.

What forms of TRS are available? There are several forms of TRS, depending on the particular needs of the user and the equipment available: TRS includes: Text to Voice TIY-Based TRS; Speech-to-Speech Relay Service; Shared Non-English Language Relay Service; Captioned Telephone Relay Service; Internet Protocol Relay Service; and Video Relay Service. Please visit this site for detail descriptions, https://www.fcc.gov/consumers/guides/telecommunications-relay-service-trs.

Don't hang up! Some people hang up on TRS calls because they think the CA is a telemarketer. If you hear, "Hello. This is the relay service ...." when you pick up the phone, please don't hang up! You are about to talk, through a TRS provider, to a person who is deaf, hard-of-hearing, or has a speech disability. For more information about FCC programs to promote access to telecommunications services for people with disabilities, visit the FCC's Disability Rights Office website.

Notice to Paid Representatives

If you are compensated to monitor, attend, or speak at this meeting, City law may require you to register as a lobbyist and report your activity. *See* Los Angeles Municipal Code §§ 48.01 *et seq*. More information is available at ethics.lacity.org/lobbying. For assistance, please contact the Ethics Commission at (213) 978-1960 or ethics.commission@lacity.org.