

C-14

March 10, 2020

HONORABLE MAYOR AND CITY COUNCIL
City of Long Beach
California

RECOMMENDATION:

Authorize the City Manager, or designee, to execute all documents necessary for the Third Amendment to Amended and Restated Lease No. 34918 with Downtown Long Beach Alliance for the continued occupancy and management of City-owned property, generally located at the southeast corner of Pine Avenue and Ocean Boulevard, within Victory Park, commonly referred to as "The Loop." (District 2)

DISCUSSION

On January 23, 2018, the City Council authorized the execution of Amended and Restated Lease No. 34918 (Lease) with Long Beach Economic Partnership, formerly known as the Long Beach Downtown Development Corporation, for its continued operation and management of an interactive art installation on the southeast corner of Pine Avenue and Ocean Boulevard, within Victory Park, commonly referred to as "The Loop" (The Loop). The Loop, which has been open to the public since April 15, 2016, continues to serve as a focal point, linking the Convention Center and waterfront to destinations north of Ocean Boulevard, as well as gathering space and iconic social media destination in one of the City's more vital thoroughfares.

On December 10, 2019, the Long Beach Economic Partnership assigned its interest in the Lease to Downtown Long Beach Alliance (DLBA), a 501(c)(6) nonprofit organization (Tenant). As the current term of the Lease expires on March 20, 2020, and DLBA is desirous of an extension to continue its operation and management of The Loop, a Third Amendment to the Lease is required.

The Economic Development Department has negotiated an Amendment to the Lease, which contains the following amended terms and provisions:

- Landlord: City of Long Beach, a municipal corporation.
- Tenant: Downtown Long Beach Alliance, a 501(C)(6) nonprofit organization.
- Amended Term: The Lease is for a period of six months, through September 21, 2020.

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- Renewal Options: The Lease may be extended for three consecutive periods of six months each, at the discretion of the City Manager.
- Rent: The Premises will continue to be leased for the nominal fee of \$1 per month. As additional consideration, the Tenant will continue to be responsible for all costs associated with coordinating and providing activities on the Premises for the benefit of the Downtown Long Beach community.

This matter was reviewed by Deputy City Attorney Richard F. Anthony on February 13, 2020 and by Grants and Projects Officer Arlen Crabtree on February 12, 2020.

TIMING CONSIDERATIONS

City Council action is requested on March 10, 2020, to execute the Third Amendment to the Lease.

FISCAL IMPACT

Annual revenues of approximately \$12 will continue to accrue in the General Fund Group in the Parks, Recreation and Marine Department. This recommendation has no staffing impact beyond the normal budgeted scope of duties and is consistent with existing City Council priorities. There is no local job impact associated with this recommendation.

SUGGESTED ACTION:

Approve recommendation.

Respectfully submitted,



JOHN KEISLER
DIRECTOR OF ECONOMIC DEVELOPMENT

APPROVED:



THOMAS B. MODICA
ACTING CITY MANAGER