

# **Lease Agreement**

## **City Council District 1 Constituent Office**



**City Council A Session – Item #10**  
**April 4, 2024**

**Presented by: Alexander Martinez, Deputy Director**  
**Building and Equipment Services Department**

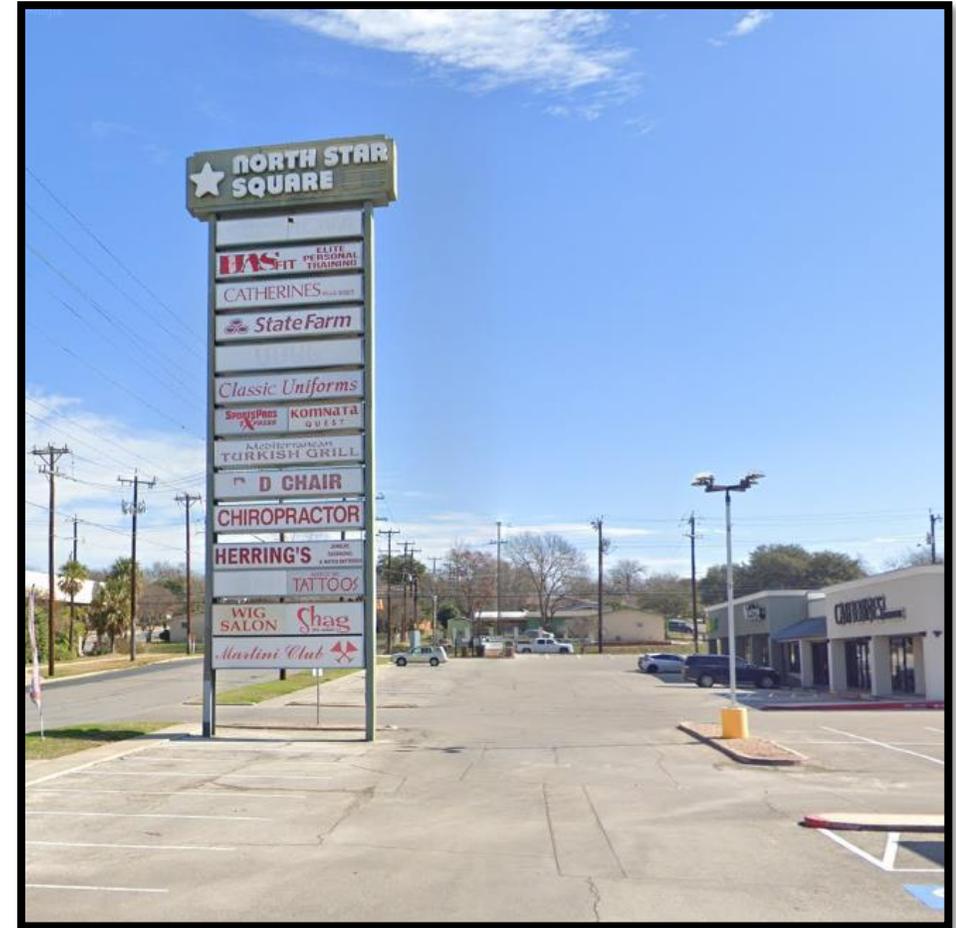
# Background

- Lease agreement with North Star Income Partners, L.P.
- The leased premises is 2,430 S.F, located at 8507 McCullough Ave, in Council District 1
- The proposed office offers additional parking, is better suited for meetings with constituents and is in a better location than the current District 1 Constituent Office.



# Lease Terms

- Five-year term commencing the 1<sup>st</sup> of the month after the Certificate of Occupancy is issued.
- CoSA will initially pay \$4,637.25 monthly rent, escalating annually to \$5,312.90 monthly, during the 5<sup>th</sup> year.
- CoSA may terminate this lease agreement at any time after 2 years, with 90 days notice.
- CoSA will pay an amount not to exceed \$160,000.00 for improvements to the leased premises.



# Recommendation

Staff recommends approval of this ordinance authorizing the execution of a Lease Agreement with North Star Income Partners, L.P. for a term of five years, in support of the District 1 Constituent Office.



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