



Honorable Mayor and Members of the Hermosa Beach City Council

**APPROVAL OF AGREEMENT WITH THE ARC SOUTH BAY FOR USE OF
COMMUNITY CENTER ROOMS 15 AND 17**

(Parks and Recreation Director Lisa Nichols)

Recommended Action:

Staff recommends City Council:

1. Consider approval of a lease agreement (**Attachment 1**) with The Arc South Bay for use of the Community Center rooms 15 and 17 beginning April 1, 2026 through March 31, 2027 with the option, at staff's discretion, to extend for two additional one-year terms; and
2. Authorize the City Manager to execute and the City Clerk to attest, subject to approval by the City Attorney.

Executive Summary:

For more than 30 years, The Arc South Bay (Arc) has leased space within the Community Center to provide programs and services that promote and protect the human rights of individuals with intellectual and developmental disabilities. Arc's current lease agreement for Rooms 15 and 17 is set to expire on March 31, 2026.

Arc has requested renewal of the agreement to continue its longstanding partnership with the City and maintain uninterrupted services to its program participants.

Background:

Historically, staff has administratively processed lease renewals for Arc's use of Rooms 15 and 17 at the Community Center. In an effort to align with the City's current practice for renewing facility use agreements with other organizations, staff is bringing this renewal forward for City Council review and consideration.

Council approval of the agreement will ensure consistency in process and transparency in the renewal of long-term facility use agreements.

Discussion:

Staff worked with the organization to develop mutually agreeable terms for a new one-year agreement, with the option to renew for two additional one-year terms, beginning April 1, 2026. The proposed new agreement maintains the terms of the prior agreement

with minor formatting and language updates, which do not impact the management or operation of the league.

Fiscal Impact:

If the proposed lease agreement is approved, Arc will be responsible for paying \$2,116.80 monthly, in accordance with the City's annual Master Fee Schedule subject to applicable annual Consumer Price Index (CPI) adjustments.

The City is expected to earn approximately \$25,402 in lease revenue annually from the duration of the agreement.

Attachment:

Proposed Arc Agreement

Respectfully Submitted by: Lisa Nichols, Parks and Recreation Director

Noted for Fiscal Impact: Henry Chao, Finance Manager

Reviewed by: Brandon Walker, Administrative Services Director

Approved: Steve Napolitano, City Manager