

MOTION

On April 1, 2025, Council approved Motion (Rodriguez – Park) relative to a short-term contract between the Economic and Workforce Development Department (now Community Investment Department) and Agora Realty and Management, Inc. (Agora Realty) for a term not to exceed one year, with no options to extend, for the Pacoima Lifestyle Center located at 13269 Van Nuys Boulevard (C.F. 25-0328). The City-owned property address is further identified as 10801 and 10823 San Fernando Road, and 13273 and 13277 Van Nuys Boulevard, Los Angeles, CA 91331 (Property).

The City of Los Angeles (City) and Agora Realty entered into a Contract for a one-year term that began May 1, 2025 to April 30, 2026 (C-205417). Although efforts to complete a competitive solicitation process to secure long-term property management services are ongoing, the Property experienced a fire that caused severe damage and disrupted tenant occupancy. City staff resources had to be redirected to address repairs to the Property and return tenant occupancy back to normal.

It is imperative that Council authorize an extension to Agora Realty's contract retroactively from the date of termination and for an additional one-year term from Council approval in order to allow continued property management services.

In addition, Council authority is needed to allow Agora Realty to extend tenant leases on the Property short-term for a period not to exceed six months due to causes that require emergency repair and disrupt tenant occupancy. All other existing tenant lease terms would remain the same and any new leases would remain subject to Council approval.

I THEREFORE MOVE that the Community Investment Department (CID) be authorized to amend Contract No. C-205417 between the City of Los Angeles (City) and Agora Realty and Management, Inc. (Agora Realty) for property management services to City-owned property located at 10801 and 10823 San Fernando Road, and 13273 and 13277 Van Nuys Boulevard, Los Angeles, CA 91331 (Property) to:

1. extend the Term of Performance retroactively from April 30, 2026 through an additional one-year term from the date of Council approval of this amendment; and
2. authorize Agora Realty to extend Property tenant leases on behalf of the City by six months due to situations that require emergency repairs and disrupt tenant occupancy including, but not limited to, damage cause by fire, water, or electricity.

PRESENTED BY

Monica Rodriguez
MONICA RODRIGUEZ
Councilwoman, 7th District

SECONDED BY:

Irvin Park

Mm
AUG 12 2026

ORIGINAL