



# ***Agenda Report***

## ***Fullerton City Council***

**MEETING DATE:** MAY 18, 2021

**TO:** CITY COUNCIL / SUCCESSOR AGENCY

**SUBMITTED BY:** STEVE DANLEY, ACTING CITY MANAGER

**PREPARED BY:** MATT FOULKES, DIRECTOR OF COMMUNITY AND ECONOMIC DEVELOPMENT  
KELLEE FRITZAL DEPUTY DIRECTOR OF COMMUNITY AND ECONOMIC DEVELOPMENT

**SUBJECT:** LICENSE AGREEMENT BETWEEN CITY OF FULLERTON AND FULLERTON FREE CHURCH / SOLIDARITY TO PROVIDE NEIGHBORHOOD SERVICES AT 3012 GARNET LANE

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### **SUMMARY**

In April 2020, the City closed all community centers and after school programs due to the COVID-19 pandemic and the Governor's Stay-at-Home Order. As such, the Garnet Center has remained closed. Fullerton Free Church and Solidarity have approached the City about a partnership to operate the Garnet Center and continue to provide neighborhood services to its underserved community.

### **RECOMMENDATION**

Approve License Agreement between the City of Fullerton and Fullerton Free Church to provide neighborhood services at 3012 Garnet Lane.

### **PRIORITY POLICY STATEMENT**

This item matches the following Priority Policy Statement:

- Fiscal and Organizational Stability.

### **FISCAL IMPACT**

This License Agreement will reduce City General Fund spending by \$97,000 in salaries, programming, maintenance and utilities for the Garnet Neighborhood Center.

## DISCUSSION

The City and Fullerton Redevelopment Agency entered into an Owner Participation Agreement and HOME Program Participation Agreement (Agreements) in July 1994 for the acquisition and rehabilitation of 1512 and 1518 North Placentia and 3012, 3018 and 3024 Garnet Lane with Civic Center Barrio Housing Corporation (CCBHC). The Agreements required creation of a "Neighborhood Center / Police Substation" at 3012 Garnet Lane Units A and B.

The Redevelopment Agency made the lease payments for the first ten years of the lease. The Parks and Recreation Department has since assumed responsibility for the lease payments (rent). The Neighborhood Center operated five days a week and offered a variety of vital services to the families living in the underserved gems neighborhood. These services included youth and teen afterschool and summer programs, referral services to social service agencies and community meetings.

As a result of the State Executive Orders and other impacts from COVID-19, the City closed all community centers and after school programs. During this closure, Fullerton Free Church approached the City with a proposal to partner with Solidarity to operate the Garnet Neighborhood Center to continue to provide these valuable neighborhood services and expand services by adding recreational and other community empowerment programs.

### General Terms:

- Term: One year with five additional one year terms for a total of six years
- Termination: 90 days
- Fully Insure the City
- Maintenance / Use of Premises:
  - As-is condition
  - Pay all utility services
  - Provide all maintenance of the facility
  - Provide all landscaping services.

Solidarity is a Fullerton based non-profit organization formed in 2002 focusing on lower income neighborhoods to create change. Solidarity has a strong history of serving the gems street neighborhood as well as other neighborhoods in Fullerton. Solidarity would provide the programming services at Garnet Center for Fullerton Free Church and the City. Neither Fullerton Free Church nor Solidarity would provide any religious services as part of the programming.

On May 10, 2021, the Parks and Recreation Commission received an update on the status of the Garnet Center License Agreement with Fullerton Free Church and had no comments.

### Attachments:

- Attachment 1 – License Agreement