



**PUBLIC REQUEST TO ADDRESS
THE BOARD OF SUPERVISORS
COUNTY OF LOS ANGELES, CALIFORNIA**

MEMBERS OF THE BOARD

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Correspondence Received

Agenda #	Relate To	Position	Name	Comments
The following individuals submitted comments on agenda item:				
30.		Favor	V V Citizen	
		Oppose	Jorge Lara	
			Monisha Parker	<p>Dear FESIA A. DAVENPORT,</p> <p>This letter addresses the crucial aspect of negotiating the annual rental rate per square foot and the rent per square foot for the Department of Children and Family Services (DCFS) Lease Amendment.</p> <p>Negotiating the Annual Rental Rate:</p> <p>Market Analysis: We should conduct a thorough market analysis of comparable properties in the area to establish a baseline for the rental rate per square foot. This analysis should consider factors like property type, location, amenities, and current market conditions.</p> <p>Lease Term: The length of the lease term can influence the rental rate. Longer terms may offer more favorable rates for the landlord.</p> <p>Flexibility: We should be prepared to offer flexibility in the negotiation process, exploring options like a graduated rental rate that increases over time.</p> <p>Incentives: Consider offering incentives to the landlord, such as a longer lease term or a commitment to maintain the property to a high standard.</p> <p>Negotiating the Rent per Square Foot for the DCFS Lease Amendment:</p> <p>Specific Requirements: The DCFS lease amendment might have specific requirements, such as additional space for offices or storage, which should be factored into the rent per square foot calculation.</p> <p>Usage and Functionality: The proposed use of the space by DCFS needs to be considered. If the space requires significant modifications or specialized equipment, the rent per square foot might be adjusted accordingly.</p> <p>Fairness and Transparency: Ensuring transparency and fairness in the negotiation process is paramount. We should clearly communicate our needs and justify any proposed adjustments to the rent per square foot.</p> <p>Key Considerations:</p> <p>Budget: We should be mindful of our budget constraints and establish a realistic range for the rental rate per square foot.</p>

				<p>Long-Term Relationship It's important to foster a positive relationship with the landlord, aiming for a mutually beneficial agreement that ensures a long-term lease.</p> <p>Thank you for your attention to this matter.</p> <p>Sincerely,</p> <p>Monisha Parker</p>
		Item Total	3	
Grand Total			3	