

# CITY OF PALM DESERT STAFF REPORT

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MEETING DATE: February 15, 2024

PREPARED BY: Daniel Hurtado, Public Safety Analyst

REQUEST: APPROVE A THREE-YEAR LEASE AGREEMENT WITH TWO, ONE-YEAR EXTENSIONS BETWEEN THE CITY OF INDIAN WELLS AND CITY OF PALM DESERT FOR THE USE OF INDIAN WELLS FIRE STATION NO. 55

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## **RECOMMENDATION:**

1. Approve a three-year lease agreement with two, one-year extensions between the City of Indian Wells and the City of Palm Desert for the Use of Indian Wells Fire Station No. 55.
2. Authorize the City Attorney to make any necessary, nonmonetary changes to the agreement.
3. Authorize the City Manager or designee to execute the lease agreement between the City of Indian Wells and the City of Palm Desert.

## **BACKGROUND/ANALYSIS:**

The ambulance medic unit at Indian Wells Fire Station No. 55, located at 44-900 El Dorado Drive, responded to medic transport calls (approximately 70%-80%) within the City of Palm Desert. To alleviate this condition and as part of the Fiscal Year 2009/10 budget process, the City Council approved the inclusion of an additional medic unit at Indian Wells Fire Station No.55, to respond to increased medical-related calls for service from the City's eastern boundaries. The City entered into a lease agreement with Indian Wells effective July 1, 2009, to operate the medic unit at Indian Wells Fire Station No. 55.

The premises are leased to Palm Desert for the operation and staffing of a two-person paramedic unit. The lease agreement permits the City's use of one paramedic bay and sharing the building facilities on a non-exclusive basis. The City of Palm Desert had initially paid for the exhaust drop-down unit that directs the vehicle's exhaust away from the apparatus bay during start-up, which is the City's responsibility to maintain. The City of Indian Wells will continue to be responsible for all utility costs and insuring of the building.

The current lease agreement has a two-year term expiring on June 30, 2024. The term of this new lease shall be for a period of three-years commencing on July 1, 2024, and extending through June 30, 2027, with no more than two extensions that may occur under this lease (for a total of five years). This agreement can be terminated by either party at any time providing 60 days written notice.

## **Legal Review:**

This report has been reviewed by the City Attorney's office.

**FINANCIAL IMPACT:**

There will be no annual rental fee charged to the City of Palm Desert associated with this lease. Palm Desert will be responsible for the maintenance and repair of the drop-down exhaust removal Plymovent system utilized by Palm Desert’s Medic Unit for ventilation. The City of Indian Wells will continue to be responsible for all utility costs and insuring the building. There will be cost-shared by Indian Wells for purchases or expenditures from which Palm Desert will benefit by reimbursing Indian Wells 30 percent of the total of any such costs. This project is paid for from the Fire Services / Repair & Maintenance Buildings account number 2304220-4331000.

<b>Year</b>	<b>Reimbursement Cost</b>
<b>2021</b>	\$2,051.52
<b>2022</b>	\$3,102.29
<b>2023</b>	\$5,286.42

**ATTACHMENT:**

Lease Agreement