

## **RESOLUTION NO. 2009-767**

Adopted by the Sacramento City Council

December 15, 2009

### **AMENDMENT #1 TO THE 926 J STREET PARKING AGREEMENT**

#### **BACKGROUND**

- A. On September 19, 2006 the City of Sacramento and Rubicon Partners, Inc. entered into a parking agreement for 183 monthly parking permits for use at City Hall Garage, located at the corner of 10<sup>th</sup> and I Streets. The purpose of this agreement was to provide parking to support the new Citizen Hotel developed by Rubicon Partners at the 926 J Street location. In August 2007, as part of an internal business restructuring, Rubicon Partners assigned the parking agreement to Cal West Partners, LP ("CWP").
- B. Prior to this agreement, City Hall Garage was already a high-demand facility, often selling out during the work week. When the Citizen Hotel opened in December 2008 the top level of the garage was restricted to guests and visitors of the hotel; thereby, eliminating 183 parking spaces from availability to the general public and forcing them to locate alternative parking. By mid 2009 it was regularly observed that many of the reserved parking spaces on the top level were unused to during peak operating hours. In response, Parking Services staff suggested to CWP a pilot program where the top level would be re-opened to the general public and CWP would pay according to the actual use ("Pay by Use") of the garage by its guests and visitors.
- C. Under the first amendment, CWP will be charged market rates during weekdays (6:00 a.m.–6:00 p.m.) and participate in the City's Merchant Validation Program evenings (6:00 p.m.–6:00 a.m.) and weekends. During the pilot program, from July through September 2009, calculations indicated that parking revenue collected using a Pay by Use method would increase overall revenue at City Hall Garage by approximately \$63,000 annually.
- D. Under the proposed amendment, all parking spaces in the City Hall Garage will be made available to the hotel and public under a first-come, first-serve basis.

#### **BASED ON THE FACTS SET FORTH IN THE BACKGROUND, THE CITY COUNCIL RESOLVES AS FOLLOWS:**

- Section 1. The City Manager is authorized to execute the First Amendment to City Agreement No. 2006-1025 (the 926 J Street Building Parking Agreement) with Cal West Partners, LP. The term of the amendment will be retroactive to July 1, 2009.

Adopted by the City of Sacramento City Council on December 15, 2009 by the following vote:

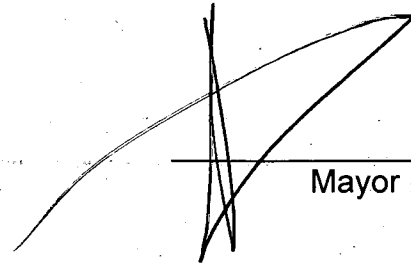
Ayes: Councilmembers Cohn, Fong, McCarty, Pannell, Sheedy, Tretheway, Waters,  
and Mayor Johnson.

Noes: None.

Abstain: None.

Absent: Councilmember Hammond.

Attest:



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Mayor Kevin Johnson

  
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Shirley Concolino, City Clerk