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DEPARTMENT OF TRANSPORTATION
PARKING SERVICES DIVISION

CITY OF SACRAMENTO
CALIFORNIA

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June 28, 2005

City Council
Sacramento, California

Honorable Members in Session:

**SUBJECT: PARKING AGREEMENT WITH ST. ANTON PARTNERS TO PROVIDE
SUPPLEMENTAL PARKING FOR THE NEW CITY HALL**

LOCATION AND COUNCIL DISTRICT: 906 G Street, District 1

RECOMMENDATION:

This report recommends the City Council, by resolution, authorize the City Manager to execute a parking agreement with St. Anton Partners for 50 parking spaces in the garage located at 906 G Street.

CONTACT PERSONS: Howard Chan, Parking Manager, 808-7488

FOR COUNCIL MEETING OF: June 28, 2005

SUMMARY:

Subject to City Council approval, a 5 year parking agreement has been negotiated with St. Anton Partners to lease to the City 50 parking spaces located at 906 G Street. The spaces will be used as supplemental parking for employees of the new City Hall.

COMMITTEE/COMMISSION ACTION:

None

BACKGROUND INFORMATION:

Demand for parking at the newly completed City Hall administration building was projected at 590 spaces for employees and visitors. Currently there are 180 spaces available in the parking garage located below the City Hall building. For security concerns the spaces will be used exclusively for employee parking.

To accommodate the remaining required spaces, original plans called for 15 to be available on surrounding curbside sites; 195 at the City-owned "waterfall" garage, located at 10th & I Streets; and the remaining 200 spaces to be supplied at Memorial garage located at 14th & H Streets. However, to provide a more convenient source of parking the City has negotiated an agreement to lease 50 spaces in the garage at 906 G Street.

The agreement will commence July 1, 2005 and terminate February 28, 2010. The City has the option to extend the agreement an additional 5 years at the end of the original term.

FINANCIAL CONSIDERATIONS:

The starting monthly rent will be \$7,500 (\$150 per space). Annual increases will occur on the anniversary of this agreement and are based on the Consumer Price Index for the San Francisco, Oakland and San Jose Metropolitan Area.

The City will pay a one-time activation fee of \$500 (\$10 per card) for 50 electronic access cards.

Funds previously allocated for staff parking will be used to offset rents paid under this agreement.

ENVIRONMENTAL CONSIDERATIONS:

This project is exempt from the California Environmental Quality Act (CEQA) under Section 15301, "Operation of existing public structures or facilities involving no expansion of use".

POLICY CONSIDERATIONS:

The attached agreement is consistent with the City of Sacramento's Strategic Plan to expand economic development throughout the City of Sacramento by increasing the parking supply in the downtown area.

ESBD CONSIDERATIONS:

This is a sole source agreement between the City of Sacramento and St. Anton Partners for parking spaces that cannot be acquired elsewhere. St. Anton Partners is not a certified ESBD.

Respectfully submitted,



Howard Chan
Parking Manager

RECOMMENDATION APPROVED:



ROBERT P. THOMAS
City Manager

Approved:



Marty Hanneman
Director, Department of Transportation

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RESOLUTION NO.

ADOPTED BY THE SACRAMENTO CITY COUNCIL

ON DATE OF _____

PARKING AGREEMENT WITH ST. ANTON PARTNERS TO PROVIDE SUPPLEMENTAL PARKING FOR THE NEW CITY HALL

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SACRAMENTO:

The City Manager is hereby authorized and directed to execute a 5-year parking agreement with St. Anton Partners to lease 50 parking spaces in the garage located at 906 G Street. The parking spaces will be used as supplemental parking for staff of the new City Hall administration building.

MAYOR

ATTEST:

CITY CLERK

FOR CITY CLERK USE ONLY

RESOLUTION NO.: _____

DATE ADOPTED: _____