



CITY OF LONG BEACH

C-10

DEPARTMENT OF COMMUNITY DEVELOPMENT

333 WEST OCEAN BOULEVARD • LONG BEACH, CALIFORNIA 90802

February 21, 2006

HONORABLE MAYOR AND CITY COUNCIL
City of Long Beach
California

RECOMMENDATION:

Authorize the City Manager to execute an agreement with the U.S. General Services Administration (GSA) to provide 169 parking spaces in the Civic Center Broadway parking garage for use by employees of the Department of Homeland Security (DHS), the Internal Revenue Service (IRS) and the National Oceanic and Atmospheric Administration (NOAA) for a term of five years. (Citywide)

DISCUSSION

The Community Development Department (CD) operates the Civic Center Broadway parking garage (Broadway). The garage has 674 parking spaces and is used for public and employee parking for the Civic Center (City Hall, Main Library and Police Department). The GSA is currently paying for 143 spaces in the Broadway garage for employees on a month-to-month basis. The charge is \$50 per space, per month, which equals \$85,800 annually. The City Council established the contracted parking rate through Resolution C-28260. The GSA is requesting to enter into a five-year lease with the City and increase the number of spaces in the Broadway Garage to 169.

Staff surveyed the garage at various times and there is currently an 8-22 percent vacancy rate (54-148 spaces). In addition, 25 City employees were moved to the Lincoln Park garage, resulting in more space at Broadway. Given the vacancy factor and change of employee parking assignments, the Broadway garage can accommodate the GSA requested increase and staff is recommending approval. The proposed agreement will include the following terms:

- **Term:** April 1, 2006 – March 31, 2011
- **Price:** Price will be in accordance with monthly rate identified in Resolution C-28260, currently \$50 per space, per month. (169 x \$50 x 12 = \$101,400 annually)
- **Termination Clause:** Both the City and GSA have the ability to terminate the lease for any reason with 30 days notice.

This matter was reviewed by Assistant City Attorney Michael J. Mais on February 14, 2006 and Budget Management Officer David Wodynski on February 9, 2006.

TIMING CONSIDERATIONS

City Council action is requested at the February 21, 2006 City Council meeting to allow execution of the agreement effective March 1, 2006.

FISCAL IMPACT

It is anticipated that the City will realize an additional \$15,600, or \$101,400 in total annual revenue from this agreement. The revenue will be deposited in the Civic Center Fund (IS 380) in the Community Development Department. (CD).

SUGGESTED ACTION:

Approve recommendation.


Respectfully submitted,


Fer PATRICK H. WEST
DIRECTOR OF COMMUNITY DEVELOPMENT

CB:jca

2.21.06 CC Ltr.rev4

APPROVED:


GERALD R. MILLER
CITY MANAGER