



# CITY OF SANTA BARBARA

## COUNCIL AGENDA REPORT

**AGENDA DATE:** April 8, 2014

**TO:** Mayor and Councilmembers

**FROM:** Transportation Division, Public Works Department

**SUBJECT:** Execution Of A License Agreement For Parking Purposes At The Granada Garage

### RECOMMENDATION:

That Council authorize the Public Works Director to execute a License Agreement with the Trustees of the Lesley J. Alexander Trust for use of three parking spaces within the Granada Garage for five years.

### DISCUSSION:

The Granada Theater (Theater) is in the process of acquiring the neighboring properties necessary to construct the Paseo De Las Granadas Theater Project (Project) in the open parking area behind the Granada Garage and the Granada Theater. The Project will include two two-car garages for the residential units on the upper floors of the theater, trash facilities, and a parking area for the buses and/or trucks associated with theater shows. When the Project is completed, the Theater proposes to transfer and dedicate to the City the parcel of real property where the Paseo De Las Granadas (Paseo) is located. (See area highlighted in red on the attached Vicinity Map.) Prior to the dedication the Theater will install the necessary improvements to create safe pedestrian access from the Paseo at State Street to the Granada Garage.

The Theater has asked the City to assist with a short term parking solution to facilitate acquisition of the neighboring private parking lot. The parking lot is owned in part by the Trustees of the Alexander Trust (Alexander Trust). The Theater needs to acquire the Alexander Trust's interest in the parking lot in order to complete the Project. The acquisition of this property interest and the subsequent dedication of the Paseo will ultimately result in the loss of three legal non-conforming parking spaces used by the Alexander Trust. To this end, the Alexander Trust has requested that the City enter into a Parking License Agreement (Agreement) whereby the City would issue the Alexander Trust three monthly parking permits in the Granada Garage (Garage) for a term of five years. The license agreement will not become effective, and the permits will not be issued, until recordation of the final subdivision map for the Paseo De Las Granadas Project. Once the permits are issued, the permit holders will be allowed to park in

unassigned spaces in the basement or upper levels of the Garage on a first come, first served basis with the general public.

**BUDGET/FINANCIAL INFORMATION:**

The value of three monthly parking permits in the Garage over a five year term is \$27,900. Since the Garage has the capacity to handle issuance of these three additional permits, the Downtown Parking Program will not realize an actual loss in revenue as a result of granting these permits.

**ATTACHMENT(S):** Vicinity Map

**PREPARED BY:** Browning Allen, Transportation Manager/kts

**SUBMITTED BY:** Rebecca J. Bjork, Public Works Director

**APPROVED BY:** City Administrator's Office



# VICINITY MAP

DATE	<u>3/25/14</u>
DRAWN	<u>LY</u>
BID NO.	<u>N/A</u>
SCALE	<u>1" = 50'</u>
SHEET	<u>1</u> OF <u>1</u>