

ADMINISTRATIVE EXEMPTION and TRADE, TRAVEL, AND TOURISM COMMITTEE REPORT relative to amending the Port of Los Angeles (POLA) agreement with Parking Concepts, Inc. (PCI).

Recommendations for Council action:

1. ADOPT the determination by the Board of Harbor Commissioners that the proposed action is administratively exempt under the California Environmental Quality Act (CEQA) in accordance with Article II, Section 2.f of the Los Angeles City CEQA Guidelines.
2. APPROVE the Port Resolution No. 20-9662 for the First Amendment to POLA Agreement 20-3505-A with PCI, adding Berth No. 46 and any other lots owned by POLA to the premises managed, operated, and maintained by PCI as may be designated by POLA, and authorizing PCI to manage the Liberty Hill Plaza parking area serving the POLA Administration Building, the Port of Los Angeles Boys and Girls Club, and WorldTots LA.

Fiscal Impact Statement: The City Administrative Officer (CAO) reports that this action will not impact the General Fund. The proposed amendment to the POLA agreement with PCI modifies and expands PCI's parking management terms and responsibilities at POLA parking lots and facilities, including the addition of Berth No. 46 and the Liberty Hill Plaza parking lot, at an estimated initial cost of \$615,000 and annual cost of \$5,460. The POLA has budgeted \$436,998 in the Harbor Revenue Fund for costs under the agreement in Fiscal Year 2021. Funding for subsequent years is subject to appropriation of funds through the annual budget process.

Community Impact Statement: None submitted.

TIME LIMIT FILE – DECEMBER 21, 2020

(LAST DAY FOR COUNCIL ACTION – DECEMBER 9, 2020)

SUMMARY

In a report to the Mayor dated October 8, 2020, the CAO states POLA requests approval of the First Amendment to POLA's agreement with PCI to modify and expand parking management terms at POLA parking lots and facilities, including the addition of Berth No. 46 and the Liberty Hill Plaza parking lot. According to the CAO, PCI will be paid a flat monthly fee of \$455 to operate Liberty Hill. All other terms and conditions of the agreement will remain in effect, including the term, which is currently valid through September 21, 2022.

The CAO reports that the current agreement with PCI is for the operation, management, and maintenance of parking facilities serving the World Cruise Center, Catalina Sea and Air Terminal, the Pacific Battleship Center/USS Iowa (primary parking facilities), and, as the need arises, at other POLA lots used for parking as designated by POLA and agreed to by both parties. The proposed amendment will add three provisions to the agreement: including Berth No. 46, and any other lots as designated by POLA, as cruise or long-term parking facility options under the compensation terms for primary parking facilities; allowing for separately negotiated flat-rate

parking and compensation rates and operating terms for special event parking at POLA at both primary parking facilities and offsite lots; and, including the operation of the Liberty Hill lot under PCI's purview, at a fixed compensation rate of \$455 per month or \$5,460 annually.

The CAO goes on to report that POLA has stated that the inclusion of Berth No. 46 and any other lots, as needed, as cruise or long-term parking facilities under the compensation terms for primary parking facilities gives the Department flexibility to manage changing operations and demands anticipated for cruise ship operations in light of the impacts of the coronavirus pandemic emergency on the cruise industry and to protect the health and safety of cruise passengers as they return to cruise travel. The amendment's second provision will also allow the Port more flexibility within the PCI agreement to designate primary parking facilities and offsite lots for special events at competitive rates and accommodate special needs such as security, signage, and fencing. The inclusion of the Liberty Hill lot in the agreement is to accommodate and preserve POLA employee and guest parking at the Harbor Administration Building in anticipation of increased public parking demands in the area. The lot will allow for paid public parking but is not anticipated to be a significant source of revenue.

On June 8, 2020, the Board of Harbor Commissioners approved POLA's request. The CAO concurs with this action.

At its meeting held December 1, 2020, the Trade, Travel, and Tourism Committee recommended that Council approve the proposed amendment of the POLA agreement with PCI, as recommended by the Board of Harbor Commissioners and the CAO.

Respectfully Submitted,

TRADE, TRAVEL, AND TOURISM COMMITTEE



<u>MEMBER</u>	<u>VOTE</u>
BUSCAINO:	YES
BONIN:	YES
KREKORIAN:	YES

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-NOT OFFICIAL UNTIL COUNCIL ACTS-