

**HOUSING AND REDEVELOPMENT AUTHORITY
OF THE CITY OF SAINT PAUL, MINNESOTA**

REPORT TO THE COMMISSIONERS

DATE: JANUARY 10, 2024

REGARDING: RESOLUTION AUTHORIZING SHORT-TERM EXTENSIONS TO PARKING OPERATION AND MANAGEMENT AGREEMENTS (COLLECTIVELY, “RAMP AGREEMENTS”) AT: (I) ROBERT STREET MUNICIPAL RAMP AT 95 E. 7TH STREET, (II) LOWERTOWN MUNICIPAL RAMP AT 316 JACKSON STREET, (III) LAWSON MUNICIPAL RAMP AT 10 W. 6TH STREET, (IV) 7A RAMP AT 13 WEST EXCHANGE STREET, (V) BLOCK 19 RAMP AT 145 EAST 7TH STREET, (VI) WTC RAMP AT 477 CEDAR ST.

Requested Board Action

Approve and authorize staff to prepare and execute parking ramp amendment agreements that extends the term of each of the six Ramp Agreements, consistent with the following terms:

- a. The term of the Parking Operation and Management Agreement for the Lawson Municipal Ramp at 10 W. 6th Street, Saint Paul is to be extended through December 31, 2024, and thereafter may be subsequently extended for one additional year; and
- b. The term of the Parking Operation and Management Agreement for the Lowertown Municipal Ramp at 316 Jackson Street, Saint Paul is to be extended through December 31, 2024, and thereafter may be subsequently extended for one additional year; and
- c. The term of the Parking Operation and Management Agreement for the WTC Ramp at 477 Cedar Street, Saint Paul is to be extended through December 31, 2024, and thereafter may be subsequently extended for one additional year; and
- d. The term of the Parking Operation and Management Agreement for the Robert Street Municipal Ramp at 95 E. 7th Street, Saint Paul may, upon its scheduled expiration of December 31, 2024, be subsequently extended for one additional year; and
- e. The term of the Parking Operation and Management Agreement for the 7A Ramp at 13 West Exchange Street, Saint Paul may, upon its scheduled expiration of December 31, 2024, be subsequently extended for one additional year; and
- f. The term of the Parking Operation and Management Agreement for the Block 19 Ramp at 145 East 7th Street, Saint Paul may, upon its scheduled expiration of December 31, 2024, be subsequently extended for one additional year; and

In no event shall any modifications eliminate any existing right of the HRA to terminate any of the Ramp Agreements upon 30 days’ notice from the HRA to an operator.

Background

The HRA owns the above-described parking ramps, which are operated by certain operators named in the Ramp Agreements. Three of the Ramp Agreements are scheduled to expire on December 31, 2023. The other three Ramp Agreements are scheduled to expire on December 31, 2024. Staff recommends that the Executive Director of the HRA be authorized to enter into term extension modifications for each of the Ramp Agreements to extend the term of each to allow for more time for the HRA to prepare and issue requests for proposal for new operating agreements.

Budget Action N/A**Future Action N/A****Financing Structure N/A****PED Credit Committee Review N/A****Compliance N/A****Green/Sustainable Development N/A****Environmental Impact Disclosure N/A****Historic Preservation N/A****Public Purpose/Comprehensive Plan Conformance:**

The ownership and operation of the six parking facilities under the ramp agreements improves the tax base, improves the financial stability of the community, and creates jobs for low- and moderate-income persons.

Statement of Chairman (for Public Hearing) N/A – No public hearing.

Recommendation:

The HRA Executive Director recommends approval of the attached resolution which approves the amendment extensions between the parking management companies and the HRA.

Sponsored by: Rebecca Noecker

Staff: Gary Grabko 651-266-6709