

 <p style="text-align: center;">Council Communication Office of the City Manager</p>	Date: December 22, 2014
	Agenda Item No. 27 Roll Call No. <u>14-1941</u> Communication No. <u>14-590</u> Submitted by: Pamela S. Cooksey, P.E., Interim City Engineer

AGENDA HEADING:

Approval of Parking License Agreement for YMCA of Greater Des Moines at the 5th and Keo Garage.

SYNOPSIS:

YMCA of Greater Des Moines will be opening its new location, the Wellmark YMCA, in January 2015 in the former Convention Complex Building on 501 Grand Avenue. This agreement would provide the parking needed to facilitate patrons utilizing the new Wellmark YMCA facility.

FISCAL IMPACT:

Amount: \$37,200 revenue estimated for the first year.

Funding Source: Parking Enterprise Fund

ADDITIONAL INFORMATION:

YMCA of Greater Des Moines will open its newest location in downtown, the Wellmark YMCA, at 501 Grand Avenue on January 1, 2015. The YMCA will relocate from its current Riverfront location at 101 Locust Street. The Riverfront location currently has 2,200 members. The new Wellmark YMCA facility hopes to attract more members and double that number by June 2015.

This parking license agreement is for a term of one (1) year. Currently the Riverfront YMCA has a surface parking lot with 75 spaces. Patrons wishing to park in these spaces pay the YMCA directly for a token to use this lot. The YMCA staff has been working with City staff on a way to accommodate parking for patrons as they will no longer have surface parking adjacent to the facility available for use. The City’s 5th and Keo parking ramp is directly connected by skywalk to the new Wellmark YMCA. The traffic patterns for this new YMCA are difficult to estimate; i.e., how many patrons will arrive by skywalk, bus, or individual vehicle. Therefore, City staff has worked with YMCA staff on an agreement for one (1) year to provide parking for these patrons and allow the ability to reassess how much vehicle parking is truly needed at the end of the one (1) year period.

The agreement allows for the YMCA of Greater Des Moines to pay the City a flat fee of \$1 per member per month. This fee will be assessed based upon the membership number at the beginning of each month. As the membership grows so will the fee to be paid to the City’s parking system. This fee is expected to start at \$2,200 per month and grow to approximately \$4,000 per month by June 2015 based on membership projections. The fee will be a minimum of \$4,000 per month for the remainder of the year. In exchange for this fee, the YMCA will have parking validated for up to two (2) hours for

their patrons using the 5th and Keo parking ramp. The expected number of licensed spaces to be used at any one time is between 75 and 150 spaces. The 5th and Keo parking ramp has 600 total spaces and ample availability. Approval of this agreement will not impact future considered uses at the 5th and Keo parking ramp as it will be reevaluated at the end of one (1) year, December 31, 2015.

PREVIOUS COUNCIL ACTION(S):

Date: September 12, 2011

Roll Call Number: [11-1590](#)

Action: [Amending](#) Chapter 114 of the Municipal Code regarding Saturday rates and temporary adjustment of rates in the Municipally-owned parking garages. Moved by Mahaffey that this ordinance be considered and given second vote for passage. Motion Carried 7-0.

BOARD/COMMISSION ACTION(S): NONE

ANTICIPATED ACTIONS AND FUTURE COMMITMENTS: NONE

For more information on this and other agenda items, please call the City Clerk's Office at 515-283-4209 or visit the Clerk's Office on the first floor of City Hall, 400 Robert D. Ray Drive. Council agendas are available to the public at the City Clerk's Office on Thursday afternoon preceding Monday's Council meeting. Citizens can also request to receive meeting notices and agendas by email by calling the Clerk's Office or sending their request via email to cityclerk@dmgov.org.