


COUNCIL COMMUNICATION

 CITY OF DES MOINES OFFICE OF THE CITY MANAGER	Number:	22-412	Meeting:	September 12, 2022
	Agenda Item:	63	Roll Call:	22-1450
	Submitted by:	Steven L. Naber, P.E., City Engineer		

AGENDA HEADING:

Approving the payment of reimbursable operating expenses for the municipal parking facilities to ABM Parking Services, Inc., at an estimated annual amount of \$2,740,000.

SYNOPSIS:

Recommend approval of a purchase order for payment of reimbursable operating expenses for the municipal parking facilities to ABM Parking Services, Inc., at an estimated annual amount of up to \$2,740,000. In accordance with the management services agreement with ABM Parking Services, Inc., operating expenses for the municipal parking facilities are reimbursed by the City. The agreement has an initial three (3) year and four (4) month period starting April 1, 2022, through June 30, 2025, with an option to extend the term for an additional three (3) years by mutual agreement.

FISCAL IMPACT:

Amount: \$2,740,000 (\$400,000 for the 7th & Center [Park and Ride] facility and \$2,340,000 for the remaining seven [7] facilities)

Funding Source: 2022-23 Recommended Operating Budget, Page 54, Parking Administration, EG062085; and 2022-23 Recommended Operating Budget, Page 57, Park and Ride Operation, EG062086

ADDITIONAL INFORMATION:

- The City operates seven (7) City-owned parking garages and leases a floor for public parking in a facility located at East 4th and Des Moines Streets.
- On March 21, 2022, under Roll Call Number 22-142, City Council approved an agreement with ABM Parking Services, Inc., for management of the City's off-street parking facilities for an annual amount of \$336,300 for a three (3) year and three (3) month period starting April 1, 2022, through June 30, 2025, with an option to extend the term for an additional three (3) years by mutual agreement.
- In accordance with the management services agreement with ABM Parking Services, Inc., operating expenses for the municipal parking facilities are reimbursed by the City.

- City staff recommend approval of a purchase order for up to \$2,740,000 annually to ABM Parking Services, Inc., for reimbursable operating expenses for the municipal parking facilities. The amount is based on historical annual costs. Expenses include:
 - Staff (full- and part-time) salaries and benefits excluding management;
 - Outside services, materials and equipment for cleaning, repairs, and preventive maintenance;
 - Utilities (electric and water);
 - Security (Per Mar Security);
 - Pest control, snow and ice removal;
 - Office supplies and printing;
 - Waste management; and
 - Skywalk corridor maintenance, security, and repairs.

PREVIOUS COUNCIL ACTION(S):

Date: March 21, 2022

Roll Call Number: [22-0427](#)

Action: [Proposal](#) for the provisions of Municipal Parking Facilities Management Services from ABM Industry Groups, Inc. and authorizing execution of agreement for management services with ABM Industry Groups, Inc. ([Council Communication No. 22-142](#)) Moved by Boesen to adopt. Second by Gatto. Motion Carried 7-0.

BOARD/COMMISSION ACTION(S): NONE**ANTICIPATED ACTIONS AND FUTURE COMMITMENTS:**

Anticipated actions include monthly payments for parking management services.

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