




**City of St. Petersburg  
Memorandum**

**TO:** The Honorable Jeff Danner, Chair and Members of City Council

**FROM:** Bruce E. Grimes  Director, Real Estate & Property Management

**DATE:** Meeting of March 5, 2009

**RE:** Additional Information Consent Agenda B - Item 5  
Rental Rates for the Parking Lot Agreement with Fish & Wildlife Research  
Institute Parking at the Port of St. Petersburg

---

At the February 26, 2009 Agenda Review meeting, questions were raised regarding the monthly parking rate being charged to the Fish & Wildlife Research Institute ("F&WRI"), how the current rate was established, and whether the rate was below market value.

When the agreement was initiated in 2006, the prevailing monthly parking rates for surface parking facilities located outside of the "Heart" of downtown St. Petersburg was \$25.00 per space per month. As a result, monthly rent for the thirty (30) spaces would equate to \$750.00 per month (\$9,000 annually). The monthly rate for the new term is being increased by 3½% resulting in the current proposed rate of \$827.52 per month (\$9,930 annually). (Note: The increase in CPI from January 2008 to January 2009 was 211.080 to 211.143 (< 1%).

Under the terms of the Agreement, F&WRI is responsible for maintenance and insurance. In addition to the monthly rent, F&WRI also was responsible for the installation of the 10-foot high security fence at a cost of \$8,300.00, as required by the Florida Department of Law Enforcement (FDLE) related to the City's Port designation. The subject parking spaces at the Port had been unused since the Titan Cruise Ship ended service.

Information received from the University of South Florida Bayboro Harbor Campus indicates it uses annual parking permits at the following rates for campus parking privileges that include covered parking in a parking garage on an as available basis: students \$139.10 (\$11.59 per month) and staff \$205.44 (\$17.12 per month).

cc: Tish Elston  
Rick Mussett

Real Estate and Property Management  
Lease File No.: L-6210

CB-5