

MEETING DATE: 06/24/13

AGENDA ITEM: SUCCESSOR AGENCY ITEM: Provide negotiating instructions related to a proposal received from The Culver Studios for use of Parcel B.

ATTACHMENTS

<u>No.</u>	<u>Item</u>	<u>Pages</u>
1	May 2, 2013 Letter of Proposal from The Culver Studios	1-2



May 2, 2013

Mr. Sol Blumenfeld
Community Development Director
City of Culver City
9770 Culver Boulevard
Culver City, California 90232

Dear Mr. Blumenfeld:

Thank you for considering our proposal for use of Parcel B for overflow parking. Joe and Tony have provided the feedback from the City that I am reflecting in this revised proposal.

Specifically:

- The Culver Hotel will have the use of 10 parking spaces for their valet service. These are unavailable for TCS and TCS must provide drive aisles for valet operations.
- Parcel B is unavailable on Tuesday afternoon and evening as the lot is used for the Farmers' Market.
- TCS will maintain insurance, indemnify and hold harmless the City from liability.
- TCS would rent Parcel B at a rate of \$1,000.00 per day payable by check or credit card one day prior to occupying Parcel B.
- TCS commits to using Parcel B twenty (20) times per calendar year.
- TCS will charge clients a maximum of \$12.50 per day for the use of Parcel B. As parking is often discounted for larger clients, we believe that this is in line with the City's request that inordinate profits are not generated from the use of Parcel B.
- TCS will coordinate with Culver City to ensure that Parcel B is available a minimum of 2 days prior to any parking use.
- The request for leasing would occur periodically.

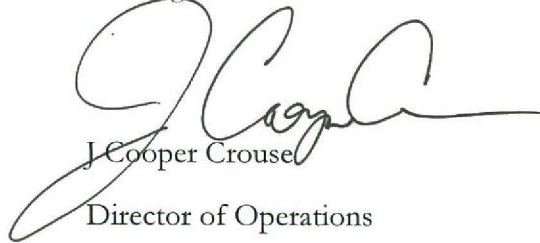
Thank you for your consideration in this matter. Since the busy season for the studio is rapidly approaching, we would appreciate a quick response so that we can plan



accordingly.

If you have additional questions or would like to discuss further, please contact me at your earliest convenience in regards to this proposal of leasing Parcel B at 404.416.1062
cooper_crouse@theculverstudios.com.

Best regards

A handwritten signature in black ink, appearing to read "J. Cooper Crouse". The signature is fluid and cursive, with a long horizontal stroke extending to the right.

J. Cooper Crouse
Director of Operations

The Culver Studios

cooper_crouse@theculverstudios.com