

Attachment No. 7

10200 Jefferson Boulevard, Culver City – (Draft) May 14, 2025

Parking Operations/Management Plan – Cadillac of Beverly Hills (“Tenant”)

1. The project will provide a total of 110 off-street at-grade spaces, including 2 van-accessible handicap spaces. 67 of these spaces are existing striped parking stalls outside the building, with the balance inside for customer arrivals and vehicle servicing.
2. Hours of parking operation:
 - a. Daily, 7:00am to 6:00pm M-F and 8:00am to 4:00pm Sat (“Operating Hours”)
 - b. Other than during Operating Hours, Tenant will have the right to secure all at-grade parking through the use of security gates and other equipment.
3. Maintenance:
 - a. General parking area maintenance, including landscaping, lighting, striping and wheel stops, shall be the responsibility of Tenant.
4. Enforcement:
 - a. Tenant may request CCPD Parking Enforcement staff or third-party contractor to assist in removing any uninvited vehicles in the parking area.
5. Signage:
 - a. Tenant will install directional signage to direct users from the Jefferson Blvd. entry driveway to the Customer Service Drop-Off spaces at rear of property, and to direct customers leaving to the exit driveway onto Jefferson Blvd.
 - b. Tenant may designate spaces as staff parking, and reserves the right to relocate such employee parking areas as needed.