

# Proposed Parking Ramp Complex

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# Some Background

- City government has creditability problems
- Maintains unconstitutional laws
- Condone police assault
- Condone police perjury
- Pervasive secrecy
- Skepticism is warranted

# The Supposed Goal

- City is growing
- Needs more public parking downtown

# Best Short-Term Solution

- Expand ramp at 8<sup>th</sup> and Dakota
- 80 spaces could be added per Community Development
- Why wasn't this discussed?

# City Proposes Ramp Complex

- City-owned parking ramp
- Private building on top
- Build 525 spaces -135 existing -150 leased to hotel
- 375 public parking spaces
- Ramp costs \$21,300,000
- \$40,571 per constructed space; \$56,800 per constructed public space
- Local median cost is \$20,000

# Why So Costly?

- Elegant, modern new ramp
- Structure supports hotel on top
- Aesthetics support fancy hotel
- Long life ramp for the hotel
  
- City absorbs extra construction costs

# Leased Spaces

- Legacy Developments wants to lease parking spaces
- Will they lease at construction cost?
- Or lease at consumer rate?
- Could be a hidden gift

# Site Lease

- Building site leased for \$1,000,000
- Looks like a gift
- Lease term 80 years; \$1042 per month
- Asked Community Development for appraisal
- Appraisal is a secret



# Lease Termination

- 80 years later
- At end of parking ramp life
- Dead building “gifted to city”
- Whole structure condemned
- City pays removal cost

# Selecting a Builder

- I asked Community Development for details
- Secret selection process, secret committee
- Unknown investors
- Reward for campaign contributions?

# Beautiful Building



# Enjoy Life



Argus Leader