

# Agenda Report

**TO:** CITY COUNCIL

**Date:** February 10, 2003

**FROM:** City Manager

**SUBJECT:** License Agreement Between the City of Pasadena, and PCOR LLC and Cordova-Hudson LTD, for the Installation of Temporary Soil Nails Under the Public Right-of-Way for Subterranean Parking at 175 South Lake Avenue and 160 South Hudson Avenue

## **RECOMMENDATION:**

It is recommended that the City Council adopt the following resolution approving a License Agreement with PCOR LLC and Cordova-Hudson LTD for property located at 175 South Lake Avenue and 160 South Hudson Avenue, with the terms and conditions as set forth in the background section of this report, and authorize the City Manager to execute and the City Clerk to attest said License Agreement on behalf of the City of Pasadena.

## **BACKGROUND:**

PCOR LLC and Cordova-Hudson LTD ("Licensees") are the owners of properties located at 175 South Lake Avenue and 160 South Hudson Avenue, respectively. At 175 South Lake Avenue, the Licensee is proposing to develop a four-story retail/office building over approximately three levels of subterranean parking. At 160 South Hudson, the Licensee is proposing a four-story, 72-unit apartment building with retail on part of the ground floor above two levels of subterranean parking. Both projects are being built as one development by one developer.


Both Licensees request permission to use and occupy a portion of 175 South Lake Avenue and 160 South Hudson Avenue to install temporary soil nails under the public right-of-way. These subsurface improvements will be used to temporarily support the subterranean walls of the parking garage during construction. The License Agreement sets forth terms of automatic termination once the subsurface improvements are no longer necessary.

The proposed License Agreement area is described in the Legal Description (Exhibit "A") and shown on the City of Pasadena Department of Public Works Drawing No. 5251 (Exhibit "B"). All exhibits are attached.

**FISCAL IMPACT:**

The developer has paid for staff's time to prepare and process the License Agreement.

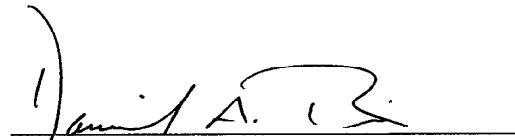
Respectfully submitted,

  
CYNTHIA J. KURTZ  
City Manager

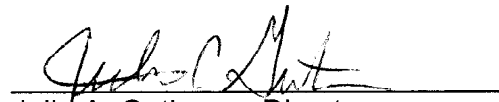
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BH:sk