

City of Coral Gables City Commission Meeting
Agenda Item G-6
August 27, 2019
City Commission Chambers
405 Biltmore Way, Coral Gables, FL

City Commission

Mayor Raul Valdes-Fauli
Vice Mayor Vince Lago
Commissioner Pat Keon
Commissioner Michael Mena
Commissioner Jorge Fors

City Staff

City Manager, Peter Iglesias
City Attorney, Miriam Ramos
City Clerk, Billy Urquia
Parking Director, Kevin Kinney
Finance Director, Diana Gomez

Public Speaker(s)

Les Pantin

Agenda Item G-6 [0:00:00 p.m.]

A discussion item on valet services in the Central Business District.
(Sponsored by Commissioner Keon)

Mayor Valdes-Fauli: Next is G-6, valet services in Central Business District. Commissioner Keon.

Commissioner Keon: You know, I just wanted to know -- I understand after talking to the Manager that we are moving ahead with Park One in the discussion about their ability to take over the other valet stations. You know, it was last October, almost a year ago, that we started the centralized valet. And it's only now -- it still is only on the Mile; is that right? Where is the centralized valet now?

Parking Director Kinney: They -- they're on six stations down Giralda also. Two of the ones that we initially had Tim look at, we've closed down and decided not to offer valet. There are three locations still involved in the expansion discussion. Approximately in March, they requested relief from the City stating that they were losing significant amounts of money, \$20,000 a month. So, in consultation with the City Attorney, Procurement Director, the Finance Director and the Manager, we required -- at a meeting the Manager and I had with Park One on July 15, I believe - - we required them to provide us with an audit. Actually, I don't think audit is quite the official term. But we wanted proof of their financial condition.

Finance Director Gomez: We had them conduct -- or engage an outside -- an external auditing company to do a agreed-upon procedure that would give us the comfort that the revenues and expenditures that they are reporting are in fact accurate so that we can use that information in our consideration of...

Parking Director Kinney: Whether we...

Finance Director Gomez: Their position.

Parking Director Kinney: Bring a...

Finance Director Gomez: Right.

Parking Director Kinney: Recommendation to the Commission to adjust...

Mayor Valdes-Fauli: Yeah, but...

Commissioner Keon: Okay, but...

Mayor Valdes-Fauli: Let me...

Commissioner Keon: But what we know is happening with those valet stations that are not within or part of the centralized valet system is that they continue to leave cars on the ramp. They continue -- I mean, the fact that, you know, they get paid -- the valet gets a \$20 tip or a \$25 tip for leaving the car there, you know, that's the, I guess, the agreement between the valet operator and the valet. And we don't regulate that. But what we do or we should be regulating is that there's cars left on the ramp all the time. They also -- and we have been sent videos of the valet, you know, parking -- instead of taking the cars to the storage area that they're supposed to be taking them to, if they see a space open up on the street, they just go park it on the street and they don't feed the meter either. So, you know, they're...

Mayor Valdes-Fauli: Commissioner, I...

Commissioner Keon: They're not paying all the things. So, I want...

Mayor Valdes-Fauli: I get what you're saying.

Commissioner Keon: To see -- you know, I want to see...

Mayor Valdes-Fauli: But that's a different issue.

Commissioner Keon: You have -- well, it's either...

Mayor Valdes-Fauli: That's a totally different issue. What they're requesting here is relief from the agreement they reached with us in terms of price.

Commissioner Keon: Right.

Mayor Valdes-Fauli: And I very much object to that. And we have three lawyers here, and we have an engineer here with a construction company or construction services. You reach an agreement, you quote a price, you get the contract, and then you try to up the price by 50 percent after you have it? No, I think that that should be thrown out. They should lose -- if they don't want to stick with their agreement which they reached with us, if they don't want to stick with it, then let's open it up for bids again and have somebody -- and if the lowest bidder is \$12, fine. But they reached an agreement with us for \$8 and they should respect it and we should make them respect it because that is our job.

Commissioner Keon: I -- you know what, I want...

Mayor Valdes-Fauli: And parking in the ramp is...

Commissioner Keon: To see...

Mayor Valdes-Fauli: A different issue altogether.

Commissioner Keon: I want to see the fact of leaving cars parked in the ramp...

Mayor Valdes-Fauli: But that's a...

Commissioner Keon: Stopped.

Mayor Valdes-Fauli: Different issue...

Commissioner Keon: Stopped.

Mayor Valdes-Fauli: Commissioner.

Commissioner Keon: I want to see the issue of the valets parking in the spaces on the streets and then -- the metered spaces stopped. You are -- you're well aware of what's happening, and we have not been at all effective in dealing with this at all because there is a great incentive to those valets to keep the car in the ramp if it meets -- make -- you know, is an extra \$60, \$80, \$100 a day to the valet. There...

Mayor Valdes-Fauli: Commissioner, that's a different...

Commissioner Keon: Itself.

Mayor Valdes-Fauli: Issue.

Commissioner Keon: It may be a different issue, but it is all because of the practice and the...

Mayor Valdes-Fauli: Okay.

Commissioner Keon: Business model and the entrepreneurship of those valets that you cannot seem to get to comply with what the ordinances are. So, whether you throw out this whole thing and you go back and re-vet it, whether you come to an agreement, you know, when the person that did bid didn't realize that the valets have side businesses parking cars on the ramps that they didn't take into consideration when they came time to pay valets or for whatever reason but it's not working, and the same problems that have occurred over and over again with the valets continue to occur. So, I am -- you know, it's only to express, you know, my feeling that it needs to end.

Mayor Valdes-Fauli: And I...

Commissioner Keon: It needs to end.

Mayor Valdes-Fauli: I may agree with you or not, but that's -- but what I'm concentrating is the \$8 versus the \$12, and I think it's obscene, frankly, for them to have gotten the contract on the basis of \$8 and trying to renegotiate it again and I'm very much opposed to that.

Commissioner Keon: Well, then I don't...

Mayor Valdes-Fauli: And I'm going to (INAUDIBLE)...

Commissioner Keon: Then I don't want to hear...

Mayor Valdes-Fauli: Opposition to that.

Commissioner Keon: Then throw it out and go out and do a new RFP.

Mayor Valdes-Fauli: If they don't want to (INAUDIBLE)...

Commissioner Keon: Do whatever you want to do...

Mayor Valdes-Fauli: With their agreement...

Commissioner Keon: But stop what's there now.

Mayor Valdes-Fauli: Okay, fine. I agree.

Commissioner Keon: That's what I'm asking.

Mayor Valdes-Fauli: But that's a different issue. Yes, sir.

Les Pantin: I think -- Les Pantin, representing Park One. The issue you have is not with Park One operated valets. It's with other contracted valets outside the centralized valet, correct?

Commissioner Keon: Yes.

Mr. Pantin: And as this audit goes on, we'll, you know, continue to go on and -- or the agreed-upon procedures, but that's not what we're discussing as the Park One contract now. We're discussing the issue...

Mayor Valdes-Fauli: But would you like for us to throw out the contract...

Mr. Pantin: No.

Mayor Valdes-Fauli: And put it out for bids again? Okay, then live up to your agreement.

Commissioner Keon: They're not having to live up to an agreement for three years where they lose money on a regular basis.

Mayor Valdes-Fauli: Yeah.

Commissioner Keon: Nobody is going to do that.

Mayor Valdes-Fauli: But they are responsible...

Commissioner Keon: But you figure it out.

Mayor Valdes-Fauli: Business people and that's the agreement they entered into, and that's why they want it.

Commissioner Keon: Well, then they -- so, then...

Mayor Valdes-Fauli: Throw it out and bid it again and...

Commissioner Keon: You either renegotiate the contract or you end it. I mean, you do one or the other.

Mayor Valdes-Fauli: Then we end it.

Commissioner Keon: You renegotiate it, you bring it back...

Mayor Valdes-Fauli: I will make a motion to end it...

Commissioner Keon: Or you end it.

Mayor Valdes-Fauli: If you're not happy with it.

Mr. Pantin: We're still discussing with the Manager on the proper procedures, and we'll, you know, continue to do that.

Mayor Valdes-Fauli: Okay. Continue discussing it, but don't bring up about raising price ever again because I'm going to lead a (INAUDIBLE) of support against your company if you do that.

Commissioner Keon: Well, I think that, you know, that's a discussion by...

Mayor Valdes-Fauli: And your issue is another one and a very valid one.

Commissioner Keon: By the other Commissioners as to, you know, whether they want -- you know, you think that somebody is going -- that this is going to continue for three more years.

Mayor Valdes-Fauli: How many times have you negotiated a contract in the middle of it after having won it?

Vice Mayor Lago: I've had to walk away from contracts just like...

Mayor Valdes-Fauli: Right.

Vice Mayor Lago: I imagine...

Commissioner Keon: Yes.

Vice Mayor Lago: Commissioner Fors and Mena had...

Mayor Valdes-Fauli: I have, too.

Vice Mayor Lago: To do the same thing.

Commissioner Keon: Yes.

Vice Mayor Lago: But I'm just...

Commissioner Keon: And you've also renegotiated...

Vice Mayor Lago: Because it just doesn't make financial sense.

Commissioner Keon: Contracts.

Vice Mayor Lago: I have, but...

Commissioner Keon: Yeah.

Vice Mayor Lago: Not that often.

Mayor Valdes-Fauli: No.

Vice Mayor Lago: I wish people were a little bit more lenient and gave me a little -- when I called and I may have made a mistake. But I don't want to pile on you because you're dealing with...

Commissioner Keon: No.

Vice Mayor Lago: A bunch of issues right now. I think we need to work at this. I think we need to just step back. Maybe you need to meet with the City Manager, maybe have a conversation. Maybe we'll have some sort of shade session and sit down and talk about it because I have a few comments that I brought up to your attention. You guys have always been very responsive in regards to -- my big pet peeve is VIP valet. VIP valet should not exist.

Mr. Pantin: And we take those allegations very seriously.

Vice Mayor Lago: I know you do, and...

Mr. Pantin: And you know...

Vice Mayor Lago: You've addressed them.

Mr. Pantin: When you report it...

Vice Mayor Lago: And you have addressed them.

Mr. Pantin: To me, we...

Vice Mayor Lago: You have addressed them.

Commissioner Keon: Absolutely.

Vice Mayor Lago: You've been very responsive. I can't say anything else but that. You're always very responsive. But this issue with the increase and the comments made by Commissioner Keon, the Mayor...

Mr. Pantin: Commissioner Keon's comments are not to do with Park One.

Vice Mayor Lago: I know they're not. But I -- by the way, just so you know, I'm dealing with similar comments from another restaurant that I'm going to go visit later on after the Commission meeting today to address that on Aragon, excuse me, that they're having a problem with their valet. So, point...

Mr. Pantin: Is that in the Park One -- Aragon?

Parking Director Kinney: No.

Vice Mayor Lago: No.

Parking Director Kinney: Aragon...

Vice Mayor Lago: No, it's not.

Commissioner Keon: No, it's not, Aragon.

Mayor Valdes-Fauli: And I also have issues with...

(COMMENTS MADE OFF THE RECORD)

Mayor Valdes-Fauli: Your being told several times that there's no more availability for parking with your valet in Miracle Mile or come soon because it's going to rain, and when it starts raining, we leave. That's valet -- your valet on the second block of Miracle Mile. That's, again, intolerable.

Mr. Pantin: There was a -- we had issues at the beginning with the new staff. And I think since we've replaced the staff, the issues -- I think everyone...

Vice Mayor Lago: No. I was very clear.

Mr. Pantin: (INAUDIBLE) complaints.

Vice Mayor Lago: I was very clear.

Mr. Pantin: Yeah.

Commissioner Keon: Yeah.

Vice Mayor Lago: I mean, some of the -- and I don't want to throw dirt on anybody who's gone who's not here to represent themselves. But the staff members that were part of a previous company, some of them were running cash transactions, running side businesses. And again...

Commissioner Keon: They are.

Vice Mayor Lago: They -- that has to be admitted also. And I know that you inherited some of those employees and you've addressed that. But I think what we should do is we sit down and have a conversation because there's many moving parts to address valet. And the Commissioner has a valid concern. And I've gotten probably three or four emails and phone calls over the last two or three weeks to address not only Park One -- Park One is -- I got maybe one phone call about Park One, about VIP valet. I got three or four phone calls about other companies that are running valets...

Commissioner Keon: Yeah.

Vice Mayor Lago: In the City.

Commissioner Keon: I'm only telling you -- I'm asking you to fix the valet issue within the city, please.

Parking Director Kinney: We will increase -- I mean, we write citations every day, but I will make sure there's staff watching valets every day.

Commissioner Keon: Well, other -- then maybe the cost of the citation to the valet service is less than what they're...

Vice Mayor Lago: It's pretty significant.

Commissioner Keon: Getting paid to park there.

Parking Director Kinney: The...

Commissioner Keon: I mean, if -- I don't know why it is, but...

Parking Director Kinney: It's 150, 250 and 500.

Commissioner Keon: Okay.

Vice Mayor Lago: Well, maybe we should step it up to \$500.

Mayor Valdes-Fauli: Maybe -- wait, wait. And there's another point of this. If you have a \$400,000 Rolls-Royce or \$1 million Bugatti, you don't want to have a valet employee take it up a ramp in a parking lot. Maybe you...

Commissioner Keon: Then...

Mayor Valdes-Fauli: Want to leave it in front.

Commissioner Mena: But you can't.

Commissioner Keon: No.

Mayor Valdes-Fauli: I don't have one of those cars.

Commissioner Keon: But you know what...

Mayor Valdes-Fauli: (INAUDIBLE)

Commissioner Keon: I'm sure if they are...

Parking Director Kinney: A citation was issued...

Commissioner Keon: Unless, you know...

Parking Director Kinney: For that...

Commissioner Keon: I mean...

Parking Director Kinney: On the Mile.

Commissioner Keon: A lot of people that have cars of that value have a driver, so it's not worried about putting it there because they can drop their patron off and go whatever.

Mayor Valdes-Fauli: There's more...

Commissioner Keon: And if you want to drive the -- if you want it, then go put it yourself -- go park it yourself in the garage. Put it yourself in the garage.

Mayor Valdes-Fauli: Okay. I am against renegotiating the price.

Commissioner Keon: I only want it fixed.

Mayor Valdes-Fauli: Very strongly against renegotiating the price.

Commissioner Keon: However you choose to, I want you to fix it, please.

Parking Director Kinney: We'll review the audit when we receive it and...

Mayor Valdes-Fauli: Next is...

Parking Director Kinney: Have a discussion.

Commissioner Keon: Thank you.