



# TOWN OF FAIRFAX

## STAFF REPORT

### February 4, 2015

**TO:** Mayor and Town Council

**FROM:** Garrett Toy, Town Manager *GT*

**SUBJECT:** Discussion/consideration of pilot residential parking permit system

---

#### RECOMMENDATION

Discuss/consider pilot residential parking permit system and accept recommendation to solicit community input on the matter, including conducting a Town Forum and establishing an on-line community engagement forum to facilitate responses, with report back to the Council in April.

#### DISCUSSION

At its November meeting, the Council discussed a petition submitted by residents regarding Inyo Avenue parking issues. The petition concerns the difficulty for residents of Inyo Avenue to find parking on their street, and includes a suggestion to implement residential parking permits to allow parking by permit only between the hours of 12 a.m. and 6 a.m.

At its December meeting, the Council adopted a resolution to allow overnight parking in the Parkade and Mono Avenue parking lots, and directed staff to report back with an outline of a parking pilot program including neighborhood permits. Staff has not noticed a discernable change in overnight parking in the public lots.

While it may appear to be a simple solution, there are always unintended consequences. Parking is analogous to toothpaste: if you block or restrict it, it will overflow in other areas. Staff recommends before we propose or implement a program, we provide an opportunity for the affected neighborhoods, community-at-large, and businesses to comment on key concepts.

The key concepts would include, but not be limited to, the following:

- Is the lack of overnight parking a problem in the neighborhood? Is day time parking a problem? While staff is only recommending a pilot program to address overnight parking, we will ask for feedback related to time-limited parking during the day. Subset questions will address hours for parking restrictions.
- A residential parking system would not be block-specific, but a designated area consisting of several blocks. For a pilot program, staff would recommend the neighborhood area including Mono, Inyo, Napa, Pacheco, and Dominga to Sherman. It is very important to consider the comments of the residents of both the designated area and the adjacent neighborhoods. We believe that the majority of the vehicles parking overnight in the affected neighborhood are Fairfax residents from other areas lacking parking.
- The number of permits allowed per home. The easiest system to implement would be to issue a specific number of permits per residence without residents having to fill out an application. Residents requiring more than the allocated number of permits would need to borrow from their neighbors. It would be important to hear the community's input on this issue. As part of this process, staff would need to field count the number of spaces and units in the designated

AGENDA ITEM # 14

area to determine the number of available on-street parking spaces so that permits issued do not exceed the number of spaces.

- Are RV's, boats, and trailers parked on the street creating a parking problem? Staff is unaware if this is an issue.
- Should residents be required to use their garage for vehicle parking? Staff is unaware if residents using garages for storage is an issue in the impacted neighborhood.
- Should the community explore a managed parking system for the downtown area and adjacent neighborhoods? Any residential permit system should be considered as part of a comprehensive managed parking plan which would include downtown and the adjacent neighborhoods. A managed parking plan would address such issues as demand pricing for parking, permit fees, and permit areas, hours of parking, administration, and enforcement. A managed parking plan was slated to be discussed and considered as part of the process to develop the Town Center Element. We anticipate that discussion would occur in FY15-16.

*Staff does not recommend the Council move forward with a pilot residential parking system until the Council can consider input from the community.* The Inyo neighborhood has clearly stated overnight parking, among other things, is a problem in their area and that they would like Council action on the matter. However, a residential parking program will directly and indirectly affect other adjacent neighborhoods. To facilitate community input so as to minimize delays in the process, staff is proposing the following:

- 1) We schedule a Town Forum on the parking concepts with specific notices sent to the proposed designated area and adjacent neighborhoods.
- 2) As part of the Town's community engagement strategy, staff will be expediting the use of a cloud-based online civic engagement platform (Peak Democracy) that augments and diversifies public participation on governmental issues. Consider it an "on-line" community engagement process which focuses on feedback from constituents, keeps the dialogue civil and legal, and does also not overwhelm staff in ways that can frustrate residents. The topics would be those stated above.

Given the desire of the Inyo neighborhood to see a program in place sooner rather than later, staff believes we can hold both a Town Forum and receive on-line comments prior to the Council meeting in April, when we will report our findings.

#### **FISCAL IMPACT**

None at this time