

**City of Culver City, California
Agenda Item Report**

Meeting Date: 02/27/2012		Item Number: <u>C-8</u>	
CITY COUNCIL AGENDA ITEM: Adoption of a Resolution Establishing Two Preferential Parking Districts (West Triangle Residential Parking District and Globe-Sawtelle Residential Parking District) and Rescinding Resolution No. 2011-R015.			
Contact Person/Dept.: Gabe Garcia/PW		Phone Number: (310) 253-5633	
Fiscal Impact: Yes ☒ No ☐		General Fund: Yes ☒ No ☐	
Public Hearing: ☐		Action Item: ☒ Attachments: ☒	
Commission Action Required: Yes ☐ No ☒ Date: _____			
Public Notification: (Email) Agenda and Meetings – City Council (02/22/12) (Letter) All residents, property owners, and businesses of the subject areas (02/17/12).			
Department Approval: Charles D. Herbertson (02/16/12)		City Attorney Approval: Carol Schwab (by H. Baker) (02/21/12)	
Chief Financial Officer Approval: Jeff Muir (by M. Noller) (02/22/12)		City Manager Approval: John M. Nachbar (02/22/12)	
<u>RECOMMENDATION:</u> Staff recommends that the City Council adopt a resolution establishing two Preferential Parking Districts (West Triangle Residential Parking District and Globe-Sawtelle Residential Parking District) and rescinding Resolution No. 2011-R015. <u>BACKGROUND:</u> Over the past several months, the subject neighborhoods' residents were invited to attend several noticed community meetings to learn about and provide input regarding the proposed Market Hall development in the West Triangle neighborhood and the proposed Habitat For Humanity Single Family Homes development in the Globe-Sawtelle neighborhood. At the meetings, the residents of each neighborhood discussed one topic under the charge of the Public Works Department: the creation of a permit parking district due to existing non-residential parking intrusion and as protection from potential parking intrusion related to the proposed developments. <u>DISCUSSION:</u> During the community meetings, the residents expressed the following concerns, among others: 1) intrusion by non-residential parking; 2) loitering and littering; 3) lack of available parking for residents' visitors; and 4) the proposed developments' potential parking demands. The residents also requested that the City Council consider approving a permit parking district, for each neighborhood, without being			

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required to go through the process established in the Preferential Parking Zone Establishment Process, as set forth in Section C of the Procedures and Regulations for Preferential Parking Zones (PPZ Procedures), in order to expedite formation of the districts. The Community Development Department supports the neighborhoods' request.

It should be noted that similar situations occurred in November 2008 with the approval of the Linwood Howe Residential Parking District, and in February 2011 with the approval of the Tilden Avenue Residential Parking District. In each case, the City Council waived certain requirements set forth in the PPZ Procedures based on the anticipated parking impacts spreading throughout the districts from the developments. The City Council's adoption of these districts ensured uniformity of parking restrictions for the entire neighborhoods.

The PPZ Procedures articulate the following purpose:

“The primary purpose of a preferential parking district shall be to limit excessive intrusion of non-residential parking into residential neighborhoods, where such parking practices have negatively impacted the residential area. In addition, to support the primary purpose of the preferential parking zone, restrictions may be implemented that help to enhance the quality of life in residential neighborhoods by reducing noise, traffic hazards and litter; and to encourage carpooling and use of transit.”

Staff believes the two proposed districts conform to the aforementioned paragraph.

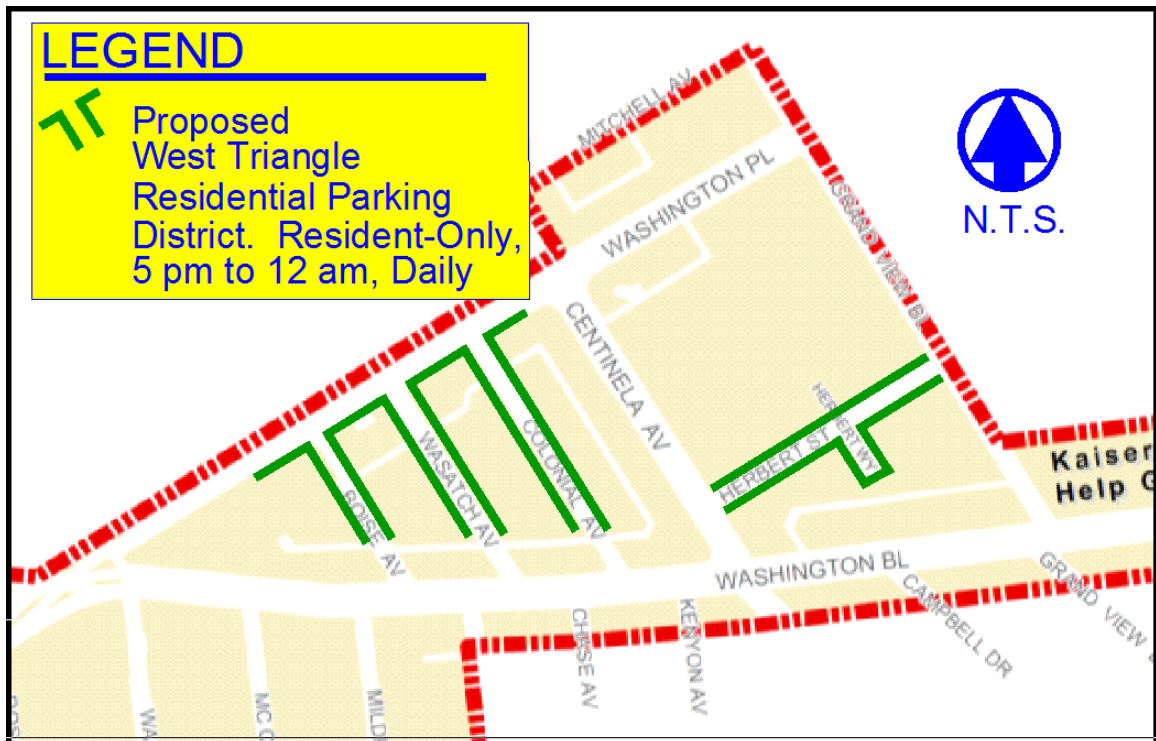
Staff has not conducted the required action items in the PPZ Procedures, including: the license plate checks to verify if there is significant non-resident parking intrusion into the neighborhood, absence of available parking for visitors, and contact with the Police Department regarding reported complaints of loitering and littering in the neighborhood. However, it is staff's opinion that waiver of certain requirements of the PPZ Procedures and approval of the two parking districts is warranted based on the scarcity of parking in the adjacent commercial district and testimony from residents living in the respective areas, plus the anticipated parking demands from the upcoming developments.

In addition to the above procedures, staff recommends the City Council also waive the following:

1. The payment of an application fee of \$250; and,
2. Consideration by the Traffic Committee.

Please see the map below for an illustration of the above.

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Globe-Sawtelle Residential Parking District

Proposed Restriction: 2-Hour Time-Limited Parking without a permit
(Residents with permits and their guests with permits may exceed the 2-hour limitation)
8 am to 6 pm
Monday through Saturday

Proposed Streets: 1) Globe Avenue, from the alley south of Washington Place to the alley north of Washington Boulevard;
2) Sawtelle Boulevard, from alley south of Washington Place to the Herbert Street/alley north of Washington Boulevard;

Please see the map below for an illustration of the above.

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Proposed Parking Restrictions

Should the City Council adopt the proposed resolution, this would empower the residents to implement permit parking if 75% or more of the households on any block within the district sign a petition supporting permit parking. After staff approves the petition, the residents are required to pay \$55 per sign per the current City Council adopted Fee Schedule for installation by the City.

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FISCAL ANALYSIS:

Residents of preferential parking zones pay \$18 per calendar year (per the current City Council adopted Fee Schedule), for each of two parking permits. The fee is prorated in August to \$8 for the balance of the calendar year. Additionally, the neighborhood representatives who coordinate the submittal of the petition are required to pay the cost for the street signs to give notice to the public and enforce the preferential parking restrictions (presently \$55 per sign). The fees received are deposited in the General Fund. Should the City Council approve the subject parking districts the application fee of \$250 would be waived, as stated previously.

The Public Works Department currently issues about 1,500 parking permits in a calendar year. If all the streets within these two parking districts eventually have 75% or more support for parking permits, it is estimated that an additional 314 parking permits will have to be issued. The Public Works Department will be required to absorb this additional workload. The \$18 per calendar year for each of two parking permits does not cover staff administration time to manage this program.

The Police Department will be required to absorb the enforcement of parking restrictions with its existing staff when any streets within the districts are activated for permit parking.

ATTACHMENT:

1. Proposed Resolution

MOTIONS:

That the City Council:

Adopt a Resolution establishing two Preferential Parking Districts (West Triangle Residential Parking District and Globe-Sawtelle Parking District) and Rescinding Resolution No. 2011-R015.