



THE CITY OF SAN DIEGO
REPORT TO THE CITY COUNCIL

DATE ISSUED: February 13, 2008 REPORT NO: 08-012
ATTENTION: Honorable Mayor and City Council
Docket of February 19, 2008
SUBJECT: Expansion of Residential Permit Parking Area "B"
REFERENCE:

REQUESTED ACTION: Expand existing Permit Parking Area "B" (see Attachment 1) to include both sides of the 6350-block of Mesita Drive between Art Street and 64th Street, to be in effect 8AM - 7PM, Monday through Friday as shown on attached map (see Attachment 2).

STAFF RECOMMENDATION: Add both sides of the 6350-block of Mesita Drive to Residential Permit Parking Area "B", as shown on attached map.

SUMMARY: In December 1977, the Council amended the Municipal Code to include Division 20, "Residential Permit Parking Program". The Residential Permit Parking Program was established to mitigate the impact on residential areas of long-term commuter parking generated by a facility such as a large college, a hospital, or a major industrial center. This is achieved by restricting on-street parking during the effective days and hours of the Permit Parking District to only those vehicles displaying a valid Residential Permit Parking permit issued by the City. Residential Permit Parking Area "B", in the San Diego State University area, was established in 1984. Since then, the district boundaries have been amended 6 times, in 1988, 1989, 1996, 2001, 2006 and 2007. This would be the seventh expansion of the district, and represents a continuation of the district south of Montezuma Road.

In accordance with Municipal Code Section 86.2005, Council is to take into account four primary factors when determining whether an area should be designated as residential permit parking. An area should be considered for Residential Permit Parking if it meets or satisfies these objective criteria, based upon the results of surveys and studies conducted by the City. The four primary factors are listed below, with a synopsis of the applicability as it relates to the request.

1. The extent of the desire and need of the residents for residential permit parking and their willingness to bear the administrative costs in connection therewith;

A petition was received from the 6350-block of Mesita Drive between Art Street and 64th Street. The petition was signed by 100% of the residents (5 of 5 residences). Subsequent to a parking

study conducted on November 29, 2006, residents were notified of a public hearing to present the results of the study (see Attachment 3), and to gather input from the residents and others in the community. Favorable input was received from those residents of Mesita Drive present at the meeting (see Attachment 4), which was held in conjunction with the College Area Community Council (CACC) meeting on July 11, 2007. CACC approved the request to add Mesita Drive to Residential Permit Parking Area "B" by a 12-0 vote, with 2 abstentions.

Under this criterion, this location would qualify for Residential Permit Parking.

2. The extent to which legal on-street parking spaces are occupied by motor vehicles during the period proposed for parking restriction;

The average weekday use of available parking was 78 percent on the 6350-block of Mesita Drive. Based upon practices in other cities nationwide, the threshold usage level for establishing a residential permit parking district is approximately 75 percent.

Under this criterion, this location would qualify for Residential Permit Parking.

3. The extent to which vehicles parking in the area during the period proposed for parking restriction are commuter vehicles rather than resident vehicles;

77% (20 out of 26) of the parked vehicles on the 6350-block of Mesita Drive were determined to be commuter vehicles. This represents a significant non-resident parking presence for this location. Based upon practices in other cities nationwide, the threshold non-resident parking level for establishing a residential permit parking district is between 35 percent and 40 percent.

Under this criterion, this location would qualify for Residential Permit Parking.

4. The extent to which motor vehicles registered to persons residing in the residential area cannot be accommodated by the number of off-street parking spaces.

The houses on Mesita Drive all have garages, with a minimum capacity of 1 vehicle. Additionally, there appears to be adequate driveway space at most residences to accommodate a visitor or service vehicle.

Under this criterion, this location would not qualify for Residential Permit Parking.

The College Area Community Council voted 12-0 in favor of the expansion, with 2 abstentions. Based on the parking study, Mesita Drive did not meet the off-street parking criterion (see factor 4, above), for the establishment of Residential Permit Parking. It did, however, meet factors 1, 2, and 3. It is recommended, therefore, that the 6350-block of Mesita Drive between Art Street and 64th Street be considered for addition to Residential Permit Parking Area "B" (see Attachment 2).

FISCAL CONSIDERATIONS: The current fee for annual permits in Area "B" is \$14, as established by the City Council. Average permit sales in Area "B" are 2 permits per address. The maximum number of permits allowed per address is 4. The area to be added on Mesita Drive contains 5 addresses. Accordingly, it is estimated that the probable annual revenue from permit sales on Mesita Drive would be about \$140 (based on 10 permits at \$14 per permit). The permit cost is intended, under Division 20, Chapter 8, Article 6, Section 86.2013 of the Municipal Code, to reflect an amount equal to but not exceed the cost of the administration of the program. According to Parking Management, the administrative costs of Area "B" are paid for by fees collected from permit sales. Additionally, there would be an initial start-up expense for the installation of 4 regulatory signs, at a cost of \$150 per sign, for a total of \$600; this cost is being absorbed in the General Services budget.

PREVIOUS COUNCIL and/or COMMITTEE ACTION:

None of which we are aware.

COMMUNITY PARTICIPATION AND PUBLIC OUTREACH EFFORTS: The affected residents submitted a petition of support. Notices of the proposed action were posted in the neighborhood. Notices were also mailed to each address on the 6350-block of Mesita Drive. A public hearing was held at the College Area Community Council meeting on July 11, 2007. Support for the action was expressed at the CACC meeting by residents of Mesita Drive. Opposition to the action was expressed by parents of students at the San Diego City School's Language Academy located on the corner of Mesita Drive and 64th Street.

KEY STAKEHOLDERS AND PROJECTED IMPACTS: The proposed action would relieve the residents of the 6350-block of Mesita Drive of the presence of non-resident parkers. There would be an impact on those non-resident parkers currently utilizing Mesita Drive, in that they would have to find another place to park. Parents of students attending the Language Academy expressed concerns that the proposed action would impact and restrict parental and volunteer access to the Language Academy, and create difficulties in dropping off and picking up their children.



Originating Department



Deputy Chief/Chief Operating Officer

Boekamp/Van Wanseele/WHH/AJP

- Attachments:
1. Map of Existing Residential Permit Parking Area "B".
 2. Map of Proposed Mesita Drive addition.
 3. Parking Study Summary.
 4. Mesita Drive residents and Language Academy parents present at July 11, 2007 College Area Community Council meeting.