



Parking Technical Advisory Group

728 St. Helens; Room 16

Meeting #110 – January 5, 2017, Notes

4:10 Meeting called to order by Co-Chairs

Steph Farber, one of the co-chairs, called the meeting to order.

Eric Huseby from the City of Tacoma gave a brief update on some City initiatives surrounding parking. Of note, he highlighted that the City Manager was leaving at the end of January. Since the Parking Technical Advisory Group is appointed by and serves at the will of the City Manager, this means that a new manager may have different thoughts about the structure and intent of the group. To date, through two permanent City Managers and one interim, the PTAG has served in advisory role to the manager on parking related issues. The PTAG deliberates, gathers public feedback and considers a variety of opinions on policies and significant implementation issues related to the parking system. After vetting, the PTAG then makes a recommendation to the City Manager for their approval or rejection. So far, no recommendations have been rejected by the City Manager, in large part due to the thoughtfulness with which decisions are undertaken.

4:30 Mixed Use Center Parking Discussion

David Schroedel, a consultant, began by reminding the group of the discussion from last month surrounding restricted parking for residents within mixed use centers. Currently, based on PTAG recommendations in the past, residential parking preferences may be put in place in any residentially zoned area.

While zoning is a great indicator of where the City and City Council would like to see future land uses go, it is not a direct indicator of current land uses. The PTAG has now heard from several residents living within a MUC zone that are in residential use buildings, including detached single-family homes.

The PTAG revisited the examination of exclusively residential block faces within the Stadium Mixed Use Center. With a map and Google Streetview, the PTAG looked at several blocks where the current uses transitioned from either commercial or mixed uses to exclusively residential. Some of the issues discussed with allowing residential uses to have priority parking included:

- Allowing restricted parking on “arterials” didn’t feel like the intent of an arterial.

- It did seem appropriate on local/residential streets. There were some questions about what would qualify as an arterial though as the City's labeling doesn't always reflect the public's perception of arterials. The examples of Yakima (where detached single-family residences are) and N. 2nd Street were mentioned as areas where residential priority may be appropriate regardless of classification. However, the PTAG agreed that on Division an RPZ didn't seem appropriate. This may need to be evaluated at a finer level to better understand potential impacts.
- Impact on businesses adjacent to the zone, including across the street
 - Since the program would not still allow 2-hour time limits, this seemed to minimize potential impacts to businesses, especially compared to the current program. That said, businesses with peak parking demand coinciding with peak residential demand may be impacted – though again, compared to most current conditions, it would likely improve the parking situation.
- Need to define how the zone is reduced or eliminated with a change of use.
 - This appeared to be addressable within the context of more detailed regulations.

The PTAG left the discussion with the issue of mixed use block faces outstanding, but tentatively agreed that those block faces within mixed use centers that were entirely residential would be eligible for an RPZ.

5:15 Decision: 6th & St. Helens

The PTAG had been approached about adding parking restrictions around the intersection of 6th & St. Helens to free up parking. The request had been presented by a property owner and a business owner. [EH] had talked with some of the businesses in the area about their feelings on 2hr limits or 2hr paystations and felt that 2hr limits were an option.

After further discussions about current parking patterns and existing regulations, the PTAG finalized its recommendation to the City Manager to implement free 2hr time limited parking on St. Helens Avenue between S. 6th & S. 7th; on S. 6th Street between St. Helens & Broadway; and on Broadway Avenue between S. 6th & S. 7th.

This will extend time stays for dozens of stalls, but shorten time stays for about a dozen stalls on S. 6th.

5:30 Public Comment

The first few commenters were from the residential area immediately abutting 6th Avenue in the general vicinity of Fife Street. The comments were focused on the limitations of the current MUC zoning and the issues of it dividing block faces and existing residential neighborhoods & even some parcels. The comments included:

- Someone on the street can't tell where residential zone ends and MUC zone begins because residential uses extend across the line. Don't make the RPZ do the same.
- Residents should be allowed to have 2 vehicles and one guest.
- Off-hour (6PM-9AM) parking is not the issue. Daytime parking is the issue.
- Proposed solution is to allow residents adjacent to an RPZ to buy into the RPZ to expand parking options, but not create RPZ inside the MUC. Effectively the MUC residential properties become non-voting permit holders.

- One commenter noted that they do have evening parking impacts being a couple of blocks closer to an food and entertainment venue, but feels the proposed solution would work for them as well.

Additional commenters were present from the Ansonia building at N. 3rd & Tacoma Avenue. They were generally concerned about losing parking options associated with a historic residential building inside the Stadium MUC. Specific comments included:

- There is an existing residential permit program on N. 3rd.
- High school students are all-day parkers precluding residents
 - Removing the existing zone would result in increased parking and parking demand from students parking all day.
- At N. Tacoma and 3rd, all four corners of the intersection are residential.
- Supported the idea of allowing RPZs for those block faces that are 100% residential in use [as discussed by the PTAG earlier in the meeting]
- One commenter noted that even Wednesday evening occupancy in the neighborhood was 100%
 - The commenter felt that this was driven by restaurant businesses about a block away.

The meeting was adjourned at 6:10PM with the next meeting on 2/2.