



Parking Advisory Committee Minutes
7:00 p.m., Thursday, March 3, 2016
City Hall Conference Room
23600 Liberty Street
Farmington, MI 48335

PARKING ADVISORY COMMITTEE SPECIAL MEETING MINUTES

1. Call to Order

2. Roll Call

Present:

Rachael Gallagher
Michael Fera
Elizabeth Turton
Joe Mantey
Ex Ficio David Murphy
Ex Ficio Director Demers

Not Present:

Todd Huffman
Kenneth Crutcher
Councilman Greg Cowley

3. Approval of the Agenda

Agenda was amended to add public comment which was accidentally left off of the Agenda.

3. a. Public Comment

Jeff Hill Resident of the Cook building spoke.

He is preparing a parking simulation app that should be ready in a few weeks and asked for information space counts, lot names etc. Rachael inquired as to what the app does. Jeff replied that it will simulate what would happen if employees parked where we wanted them to, he would speak to businesses about the input and output and it would show the lots full and empty. Rachel mentioned that we have cameras which are showing us some of this data already. Jeff said if we had that data he could input it. We could also simulate hypothetical scenarios, festivals, markets etc. David Murphy asked if Theater times would be put in. It would show what is going in and out of the lot.

4. LAR Properties proposal regarding parking for Cook Building Apartment Residents

Dr. Pearlman, Dr. Damadi and wife Karen present.

Dr. Pearlman made the presentation regarding the Cook building built in 1875. Dr. Pearlman presented a document showing the portion of the building they own. There are four apartments in the building. They think the renters are distinct from other customers because

they live there and need parking for safety. Dr. Pearlman indicated that it is not reasonable to ask people to move every three hours.

Dr. Pearlman continues, per the Walker or DDA study, 41 spaces were for employees, once those are moved that should open up some spaces. There are 6 residents, 6 cars in 4 apartments. Most work 9-5 Monday through Friday. For many of the business hours it is not an issue. The peak problem are the dinner hours. Dr. Pearlman's rationale is that LAR is only asking for 6 spaces, during dinner hours. The data shows that we need 120 and we only have 82 so losing 6 more won't really solve the problem.

LAR is looking for a long term commitment from the City. LAR does not wish to work out a short term resolution with the private lots, they instead want to work something out with the City.

LAR's Proposal: 6 unrestricted parking permits
They think that is a good solution since if the lot is all parked up the residents can't park. They want to be in the North Lot.

Joe Mantey asked first question: One vehicle that belonged to a tenant, was in the same spot for 7 days and never moved. Response from LAR: there is one resident who works partially out of the house, and residents will go on vacation. Louay indicates that one of the residents has two vehicles. Louay indicates he will work on that, he will enforce that the residents won't be able to leave a car in the lot for extended periods of time.

Dr. Damdi asked - what do I do if I go out of town? He had parking in New York and was able to park wherever he wanted.

Chair asked if he paid for parking: he indicated that he did. Chair asked if they were proposing paid permits, they are not opposed to paid permits.

Michael: Responded to the Comment regarding long term commitment, the parking solution would need to be flexible or adjust.

Rachael: Agrees that we would like a long term solution but we are helping to gain more parking or a structure so there would be something else to offer that is a better solution at some time. If we were only to offer a rate for four spaces at one rate and any additional you needed at a higher rate. You are asking for 5% of the spaces. If we can move the employees out that does help us. Asking for a monetary figure is not unreasonable, Rachael is glad to hear they are willing to work in that direction. We have long term lots, the car should go into that lot. There is an issue with snow removal. Suggested that even if we granted permits they would be for approximately 23 hours - we need to see some movement for snow removal or cleaning.

Rachael suggests that the permit should be paid and restricted. Dr. Damdi indicated that could be lease agreements. There is an apartment above the barber shop, it is not up to code, there is an apartment where Steve Chang's office, there is an apartment in the Civic that the City owns, the enterprise building that a second structure could go on top of that which old be living.

Michael inquired if the residents can access the apartments from Grand River. The response was yes, there is a loading zone.

Rachael made a motion to recommend to the City Council: She proposes that LAR properties have 4 permits for \$25/month per permit, any additional permits for an additional vehicle at \$50/month for a total of 8 potential permits. Trial period at no cost until June 1 while we determine how we would handle this, allow us to see if there are any other issues. These

permits would be for 1 year, 6/1/2016-6/1/2017.

Joe Seconded the motion for discussion purposes.

Discussion of the Motion:

Joe is concerned that the residents could purchase the second permit, pay a higher rate and sell it to a business owner for a profit. Joe indicates that the nearest parking spot that is long term is at the Masonic lot. It is extremely safe, walking along Grand River would allow them to go to that site.

Joe would vote No if this motion were put to a vote.

Rachael amends motion: One spot per apartment \$25/mo for one year and includes that in order to purchase the permit the address must reflect the apartment. Joe seconds that motion for discussion purposes.

David Murphy mentions that we are really talking about 6 hours and 2 minutes. Why not just pay \$25 the ticket if one is obtained?

Resident suggested that she would prefer to have a designated private spot. LAR properties indicates they don't want that, they want what they had. Rachael speaks that these tenants are the captive audience. They are customers of the businesses. Their chances of getting a are still slim even with the passes.

David suggests that there are 4 passes and they are only good for Saturday's and the pass would end at the end of each lease.

Joe: In terms of Discussion the motion is simply to recommend to City Council is to provide for 4 permits at the rate of \$25/ if they are residents.

In favor of Rachael's motion: Rachael

All those opposed: Joe, Michael, Liz

Another motion is made.

Joe Mantey: parking committee recommend to City Council that four permit be issued for Saturday parking, one to each tenant that would be good through the end of their current lease. The purpose of this motion is to ease the transition from an unregulated lot to a regulated lot. At no cost. That permit would allow parking on Saturday. Permits cannot be parked in the front row spaces that face the building.

Turton seconded the motion.

A vote is taken, the motion passes unanimously.

5. Discussion regarding revision of Traffic Control Order regarding location and timing of parking enforcement.

Director Demers clarified: The Los Tres lot will be signed. There are larger signs that say parking entire lot. They had to be relocated. There is a supplemental order and signs on order for Los Tres.

Director Demers indicates that the focus was to address issues in the North and South lot. City Council has not moved forward with the recommendations with the Pages lot at this time.

Director Demers clarified: City Council approved the recommendation to time the Pages lot and the City has a timeline for implementing this recommendation. However, it is not presently implementing that portion of the recommendation.

6. Signage for Handicapped spaces.

Rachael indicates in the North lot we have two unsigned spaces. Director Demers indicates we called in OHM, Chuck Udi facilitated that study. Chuck stripped Thomas street. Now we have a clear delineation of property but it does interfere with the handicapped spaces.

There is a spot behind Cowley's and two spaces behind Grace. The two spaces behind Grace need to be replaced. Director Demers will notify Josh the deputy, that the signs need replacing.

7. Deactivating the Parking Committee's Facebook Page

The City prefers to have one unified Facebook presence. So the Parking Committee's page will be deactivated. A link will be placed on the page rerouting to the city. Additionally there will be an indication that the page is no longer active.

8. Committee Comment

Joe Mantey commented that he was recently buying drugs at Jill's and he asked how is the parking? Jill says that the parking is so much better that the Merle Norman employees are no longer parking where her customers are parking. Jill would like a loading and unloading zone. Joe indicates in his capacity as a Planning Commission, the only thing that was built during the recession were drive through pharmacies, one prescription an hour pays for a building. When it comes to a pharmacy that in order for a pharmacy to make it drive through is a big thing. She would like a loading zone.

9. Adjourn