



Legislation Details (With Text)

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Title: Report regarding a resolution modifying time limits and permit parking space allocation within Parking Lot 1, in accordance with South San Francisco Municipal Code 11.56.020. (Marissa Garren, Management Analyst II)

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RECOMMENDATION

It is recommended that the Parking Place Commission adopt a resolution modifying parking time limits and permit parking space allocation within Parking Lot 1.

BACKGROUND/DISCUSSION

With steady growth, new developments, and the elimination of some surface lots in the South San Francisco downtown corridor and Parking District, parking remains in high demand. Meanwhile, the City continues its efforts to increase parking turnover, making more spaces available for residents, workers, and visitors.

At Surface Lot 1, located at 206 Grand Avenue (between Buon Gusto restaurant and Luminous Day Spa), there are 32 metered parking spaces. Of these, 16 are meter-only spaces with five-hour time limits, and the remaining 16 are both meter and permit spaces, with permit spaces with ten-hour limits during the enforcement period of 8 a.m. to 6 p.m.

Staff recommends modifying the time limits in Surface Lot 1 from five hours to two hours and reducing the number of permit parking spaces from 16 to six. Changing the metered space time limit to two hours will make Lot 1 consistent with all other city surface lots offering metered parking. Permit holders will still have available parking in Surface Lot 13, located adjacent to Lot 1 at 374 Cypress Avenue, which provides 30 spaces of metered and permit parking.

These modifications will improve parking turnover by:

- Encouraging short-term parking - Shorter parking time limits encourage drivers to use parking spaces

for shorter time periods, freeing up spaces more frequently for others.

- Reducing long-term parking - With long-term parking being discouraged with limited parking times, spaces are less likely to be occupied by a single vehicle for longer periods.
- Increasing parking availability - Higher parking turnover reduces the time drivers spend searching for parking, decreasing traffic and improving accessibility to businesses downtown.
- Promoting fair use - Time limits ensure drivers don't monopolize parking spaces for an extended period, while allowing more equitable access to parking.
- Supports local businesses - Improved parking turnover may attract more customers to local downtown businesses, since parking will more likely be available leading to increased foot traffic.

## CONCLUSION

Modifying the time limits for metered parking spaces and reducing the number of permit spaces in Surface Lot 1 will reduce long-term parking, therefore increasing parking turnover and availability in the downtown.