



EVERETT DOWNTOWN PARKING 2015-2016 UPDATE



Everett City Council

MARCH 30, 2016

INTRODUCING...

Clark Worth

Rick Williams

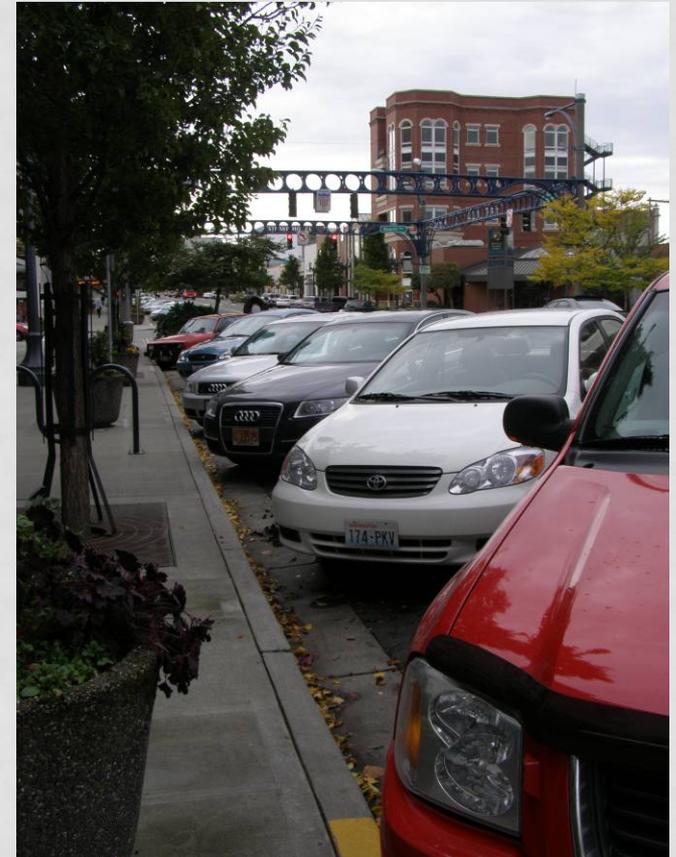
Libby Barg

Barney & Worth, Inc.

Rick Williams Consulting

Barney & Worth, Inc.

PARKING PROBLEMS - A SIGN OF SUCCESS!



PROJECT GOALS

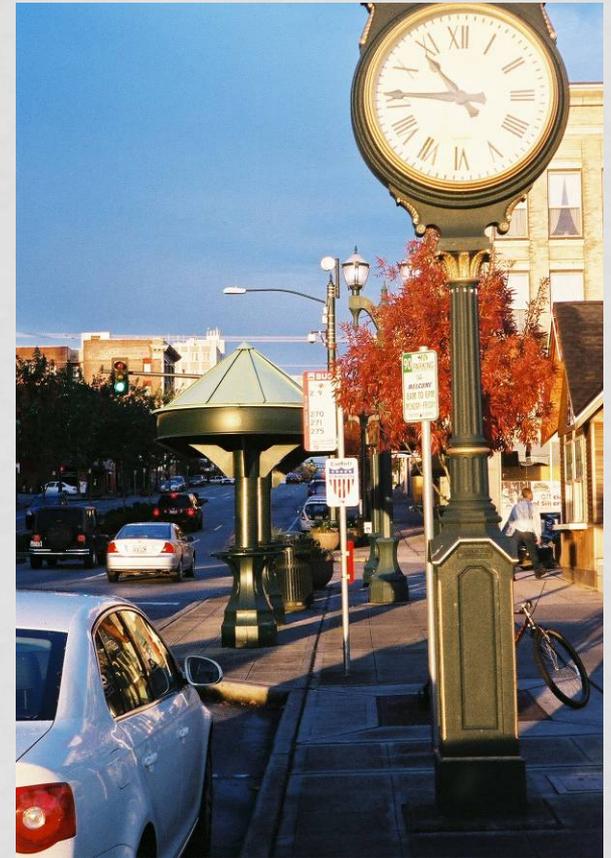
- ✓ Update parking utilization level (compare to 2007).
- ✓ Evaluate effectiveness of current time limits.
- ✓ Update downtown parking strategies.
- ✓ Promote community understanding and support.
Build consensus for solutions.



DOWNTOWN PARKING STUDY

June-July 2015	Stakeholder Interviews
August 18	Parking Forum
September	Downtown Parking Inventory
October 20	Utilization Survey
December	Preliminary Results
December 8	Parking Forum
February 2016	Recommendations
March 2016	City Council Presentation

CURRENT PARKING SITUATION



EVERETT DOWNTOWN PARKING

1,842 on-street stalls*

6,378 off-street stalls*

Time limits cover CBD

Three major garages

**Inventory updated in
September 2015*



EVERETT'S CURRENT PARKING MANAGEMENT STRATEGIES

- Time limits: 30-90 minutes
- Public / private off-street facilities for longer stays, monthly parkers
- Enforcement
- Residential neighborhood permit program (downtown, hospital, community college)
- Public transit



KEY QUESTIONS

- How many vacant parking spaces remain during the peak hour?
- Are downtown customers' needs being met?
- Where do downtown employees park – and where should they park?
- How are the current time limits working?
- What are the options for improving parking in the downtown?



QUALITATIVE RESEARCH

- Stakeholder Interviews (35)
- Downtown Parker Survey (505)
- August 18 Parking Forum
- Business Survey (192)
- December 8 Parking Forum
- Participation of Downtown Everett Association, Business Improvement Area, Economic Alliance of Snohomish County



Everett Downtown Parking Survey – 2015

What best describes you? (Check all that apply)

- Downtown business owner / operator
- Downtown property owner
- Downtown resident
- Other downtown employe
- Downtown employee
- Shop / dine in downtown
- Other (please specify)

QUALITATIVE RESEARCH - KEY MESSAGES

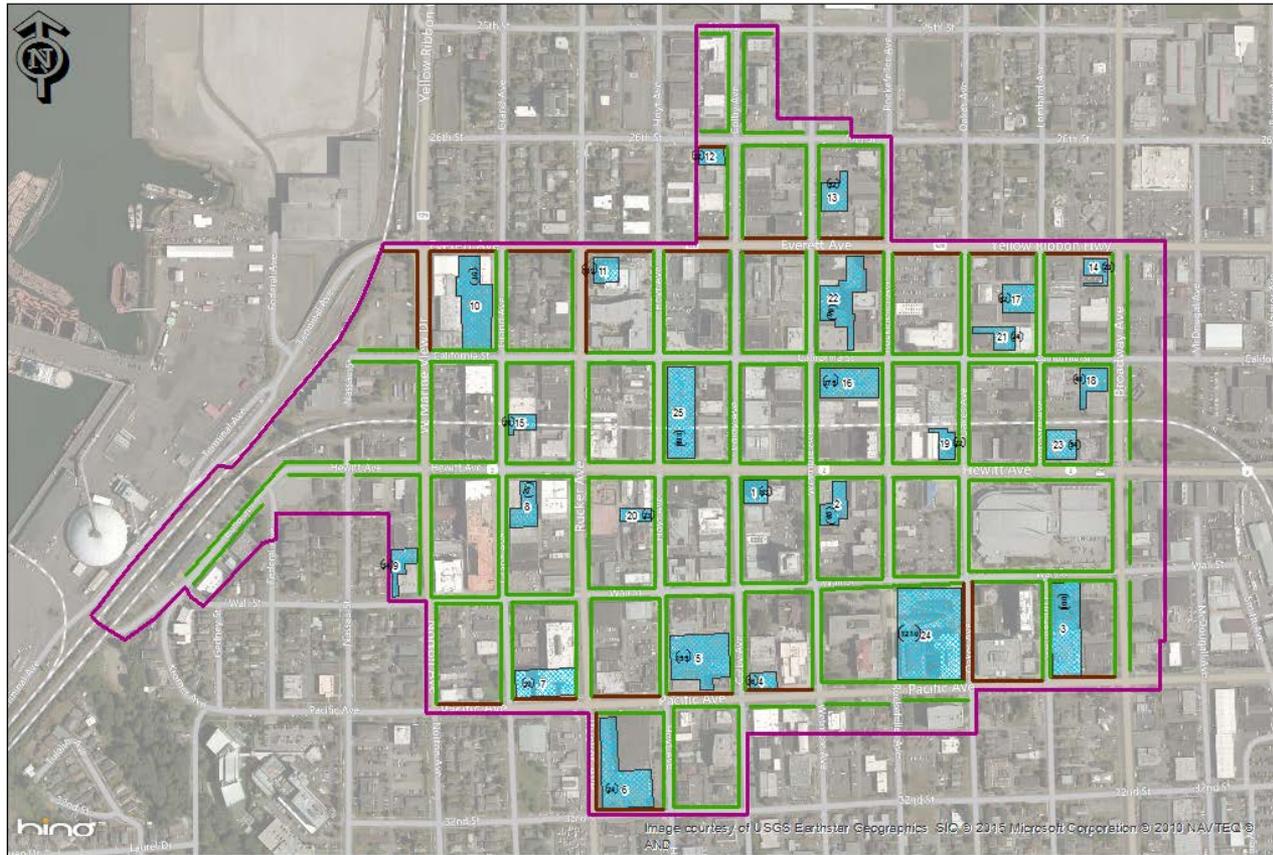
- Parking congestion is bad, getting worse.
- Trouble spots: core area, Colby, County complex, Events Center **and other attractions; evenings and weekends.**
- The main problem is employees parking on-street in customer stalls.
- Why? Enforcement is inconsistent – or non-existent.
- **Parking management strategies should consider paid on-street parking.**
- More off-street garages may also be needed.
- Downtown parking system improvements require education and leadership.

DYNAMICS OF DOWNTOWN EVERETT PARKING



Rick Williams

DOWNTOWN EVERETT STUDY AREA



Downtown Everett Parking Study

October 2015

- Study Zone Boundary
- On-Street Parking
- No Parking
- Off-Street Parking Facilities
- XX - Parking Facility ID Number
- YY - Number of Parking Stalls

RIK WILLIAMS CONSULTING
Parking & Transportation

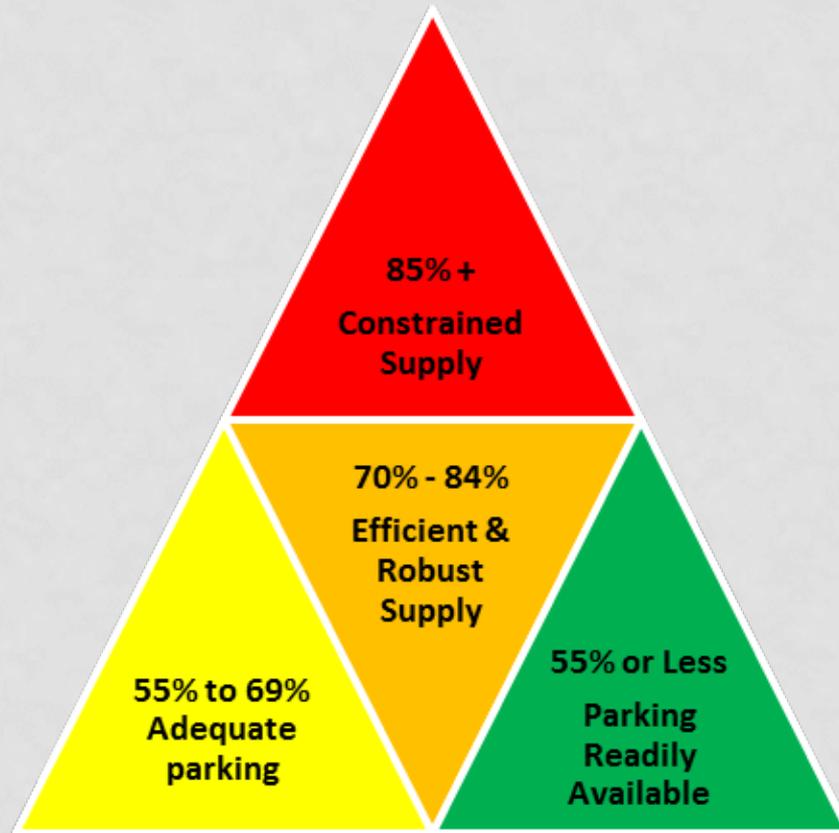


DATA COLLECTION METHODOLOGY

- Typical weekday –
Tuesday, October 20, 2015
- Survey period: 7:00 AM to 7:00 PM
- 1,842 on-street (all stalls)
- 3,262 off-street (sample of 25 sites)
- Hourly occupancy
- Average length of stay
- Turnover (on-street)
- Off-street utilization



UNDERSTANDING OCCUPANCY

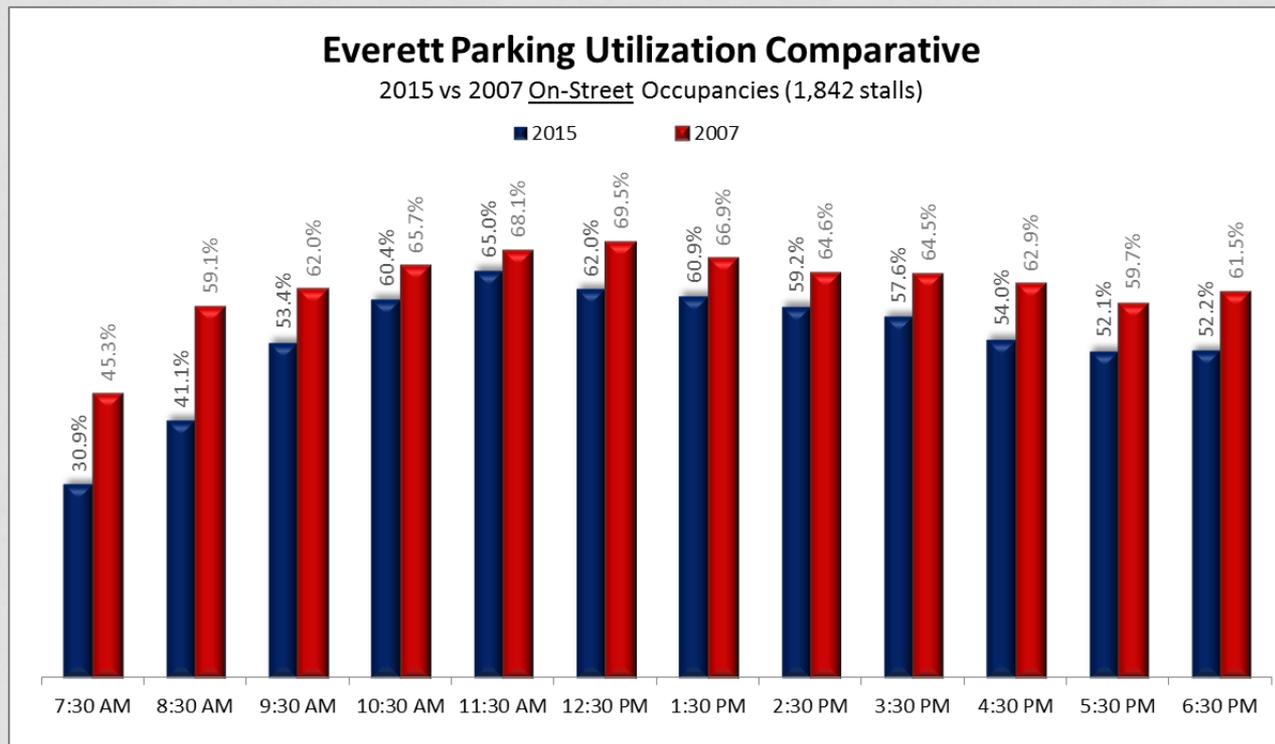


- When supply is at or exceeds 85% it is considered constrained. This makes parking difficult for users.
- Ideal occupancy range is 70% - 84%, which is efficient and robust.

ON-STREET PARKING RESOURCES

Stall Type	2015		2007	
	Stalls	% of Total	Stalls	% of Total
10 Minutes	N/A	N/A	5	<1%
15 Minutes	N/A	N/A	4	<1%
30 Minutes	59	3.2%	86	4.4%
1 Hour	29	1.6%	226	11.6%
90 Minutes	1,375	74.6%	896	45.8%
2 Hours	65	3.5%	507	25.9%
4 Hours	N/A	N/A	41	2.1%
No Limit	189	10.3%	189	10.3%
Handicap	97	5.3%	N/A	N/A
Permit Only	1	<1%	28	1.4%
Senior Citizen Only	27	1.5%	N/A	N/A
<i>On-Street Surveyed Subtotal</i>	1,842	100%	1,955	100%
<i>Off-Street Surveyed Subtotal</i>	3,262	51%	2,593	45%
Total Supply Surveyed	5,104	62%	4,593	62%
<i>All Off-Street Subtotal</i>	6,378	100%	5,741	100%
Total (All On and Off-Street)	8,220	100%	7,696	100%

ON-STREET PARKING UTILIZATION

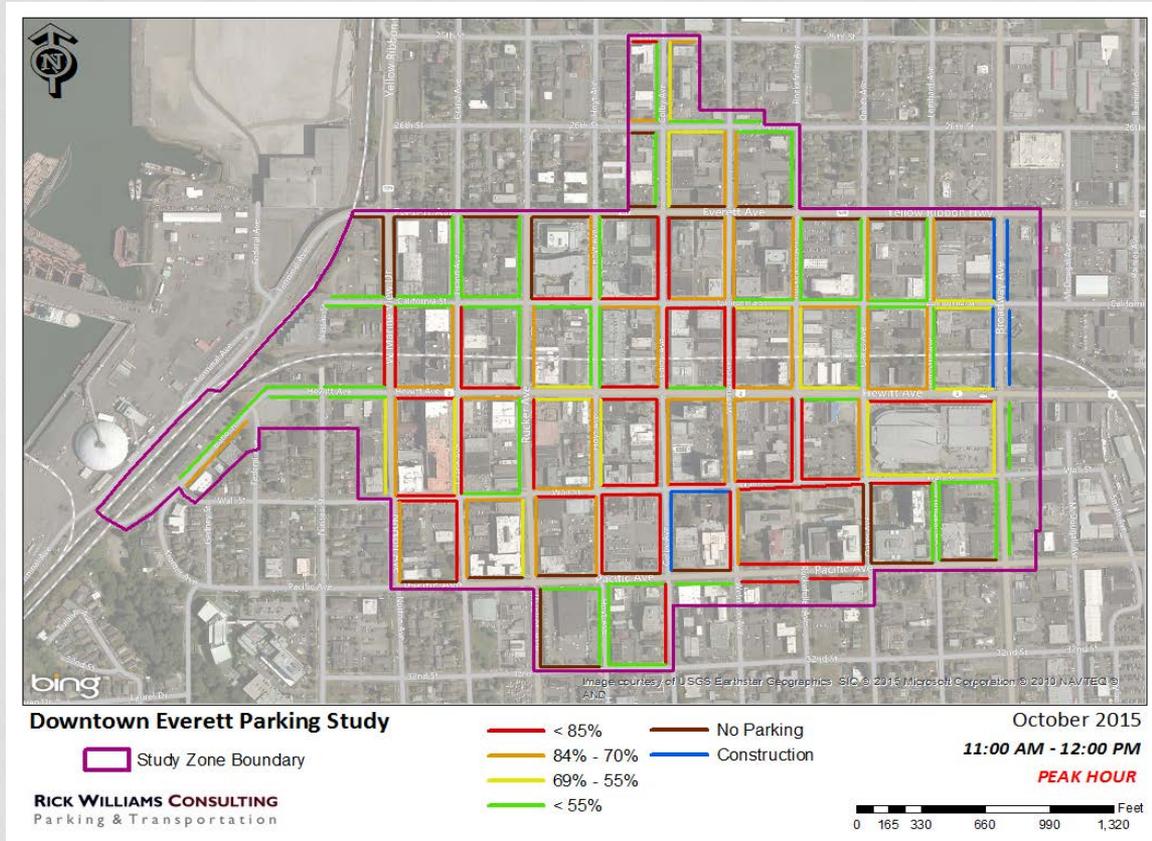


- Occupancy down in every survey hour.
- 6,013 vs. 7,473 unique vehicles

ON-STREET PARKING UTILIZATION

2015 Everett On-Street Parking Utilization						
Type of Stall	# of Stalls	Peak Hour	Peak Occupancy	Stalls Available	Average Length of Stay	Violation Rate
On-Street Peak	1,842	11:00 AM – 12:00 PM	65.0%	607	1 hr/ 52 min	14.2%
30 Minute	59	12:00 – 1:00 PM	71.2%	14	1 hr/ 20 min	14.5%
1 Hour	29	9:00 – 11:00 AM	86.2%	1	1 hr/ 24 min	26.6%
90 Minutes	1,375	11:00 AM – 12:00 PM	64.4%	416	1 hr/ 45 min	13.5%
2 Hours	65	6:00 – 7:00 PM	49.2%	33	2 hr/ 31 min	27.7%
No Limit	189	2:00 – 3:00 PM	59.3%	53	5 hr/ 3 min	N/A
Handicap	97	11:00 AM – 12:00 PM	44.3%	50	1 hr/ 54 min	N/A
Permit Only	1	7:00 – 8:00 AM 9:00 AM – 7:00 PM	100%	0	5 hr/ 30 min	N/A
Senior Citizen Only	27	4:00 – 7:00 PM	96.3%	1	2 hr/ 44 min	N/A

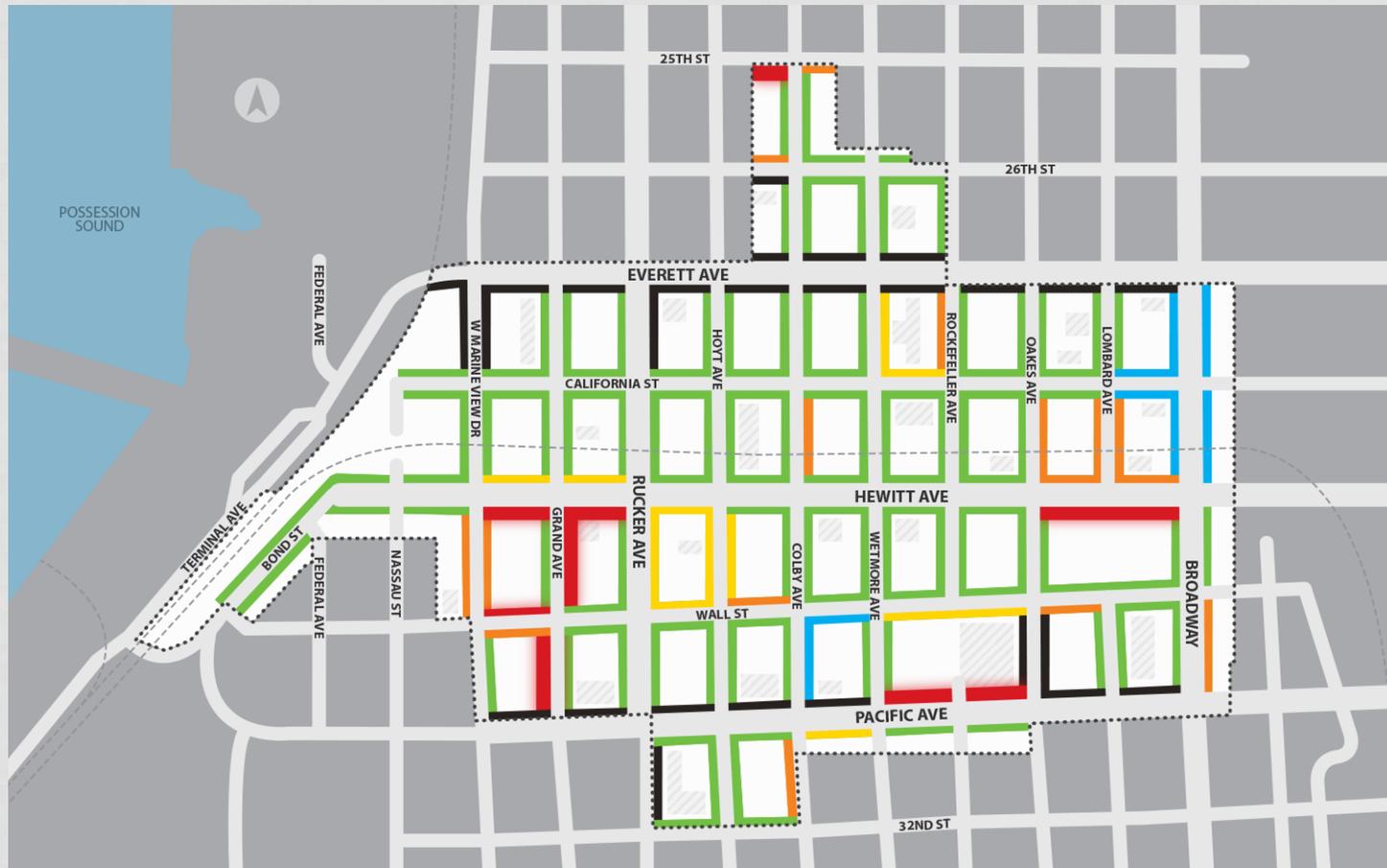
ON-STREET PARKING UTILIZATION



- 38 of 143 block (27%) faces are constrained (85%+)
- Can make certain areas seem full

HOURLY ON-STREET UTILIZATION

7:00 – 8:00 a.m.



Downtown Everett Parking Study

7:00 - 8:00 am

 STUDY ZONE BOUNDARY
 OFF-STREET PARKING

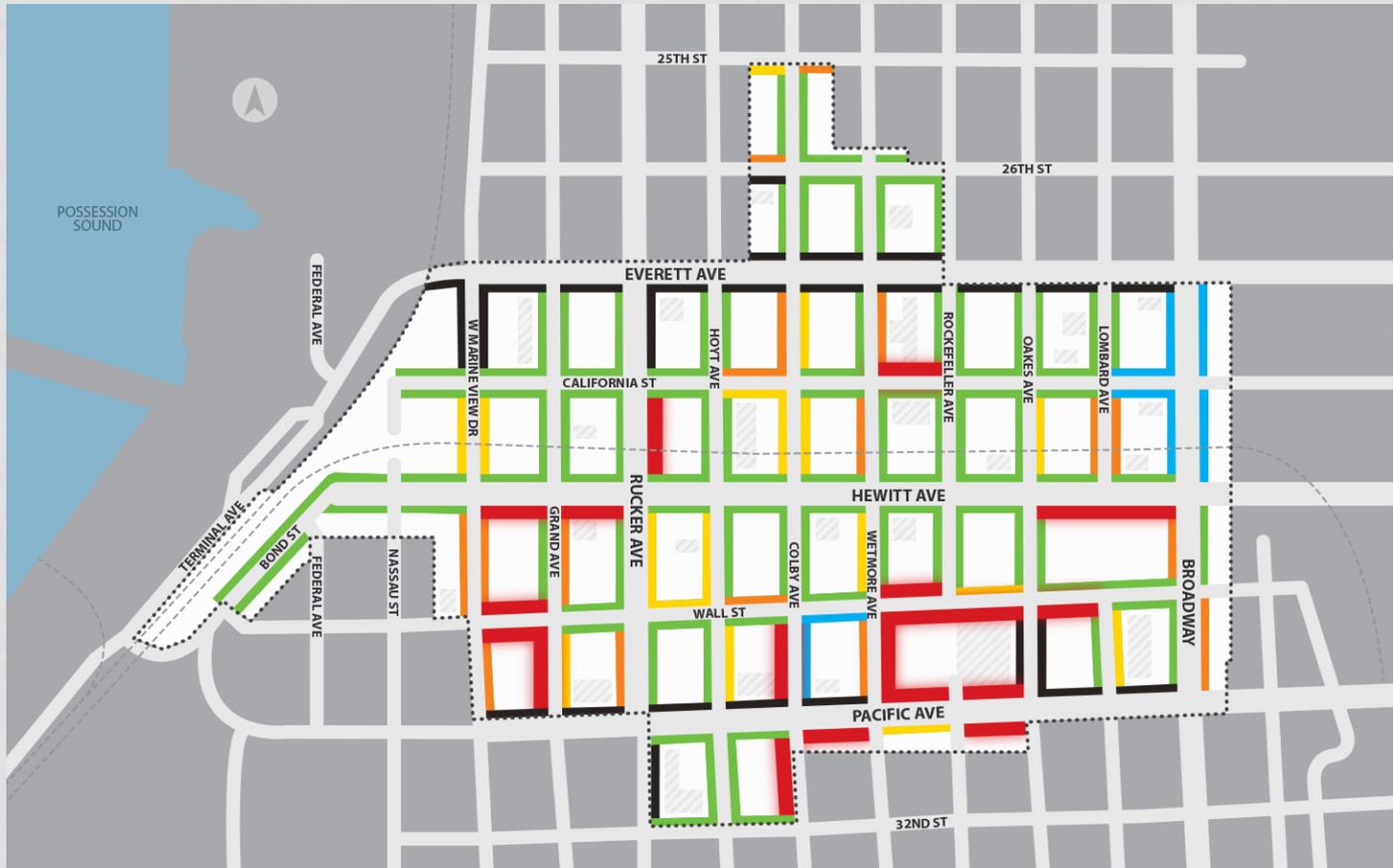
 PARKING AT 85% OR MORE
 PARKING AT 70 - 84%

 PARKING AT 55 - 69%
 PARKING AT LESS THAN 55%

 NO PARKING
 CONSTRUCTION

HOURLY ON-STREET UTILIZATION

8:00 – 9:00 a.m.



Downtown Everett Parking Study

8:00 - 9:00 am

STUDY ZONE
BOUNDARY

OFF-STREET
PARKING

PARKING AT
85% OR MORE

PARKING AT
70 - 84%

PARKING AT
55 - 69%

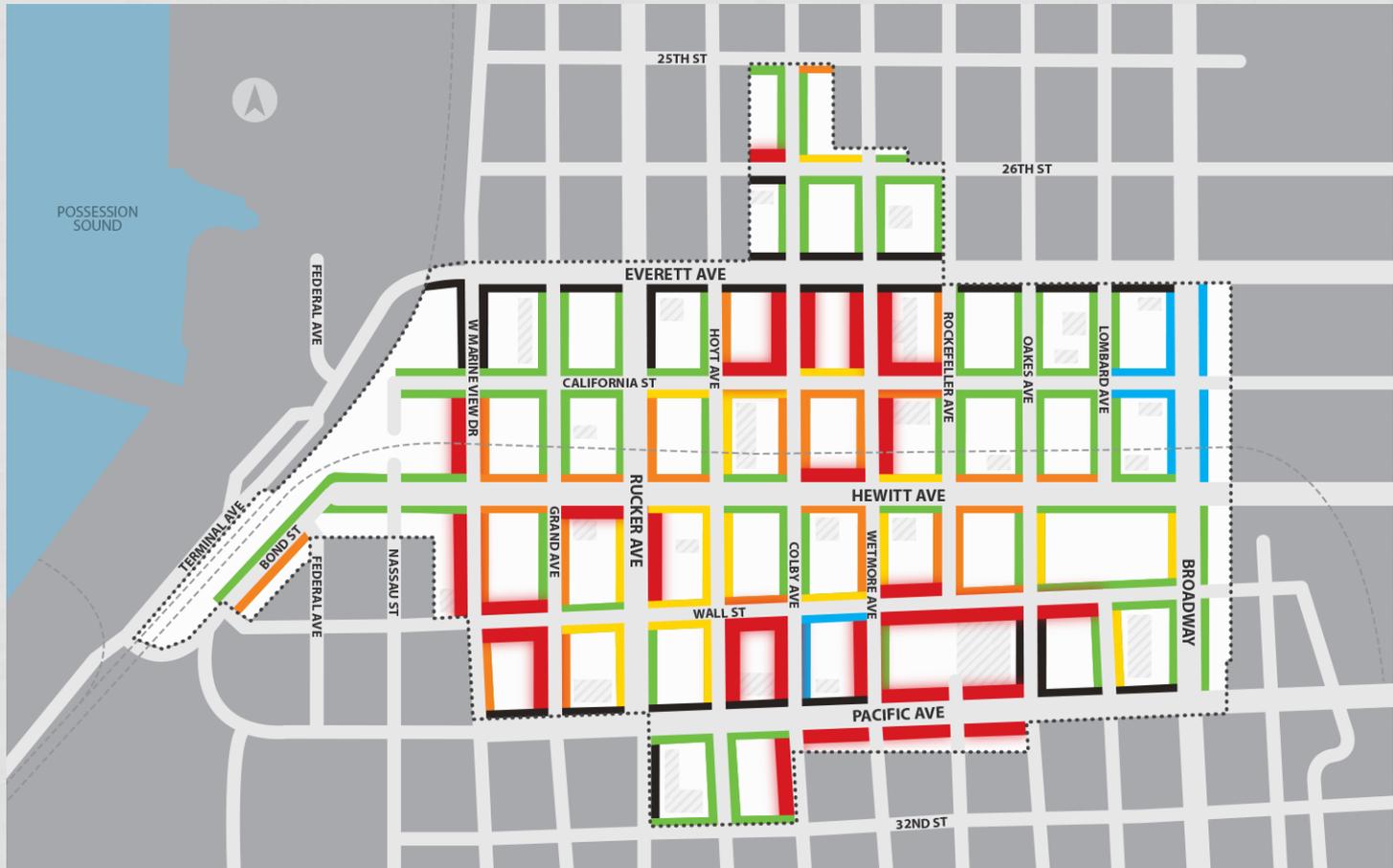
PARKING AT
LESS THAN 55%

NO PARKING

CONSTRUCTION

HOURLY ON-STREET UTILIZATION

9:00 - 10:00 a.m.



Downtown Everett Parking Study

9:00 - 10:00 am

STUDY ZONE
BOUNDARY

OFF-STREET
PARKING

PARKING AT
85% OR MORE

PARKING AT
70 - 84%

PARKING AT
55 - 69%

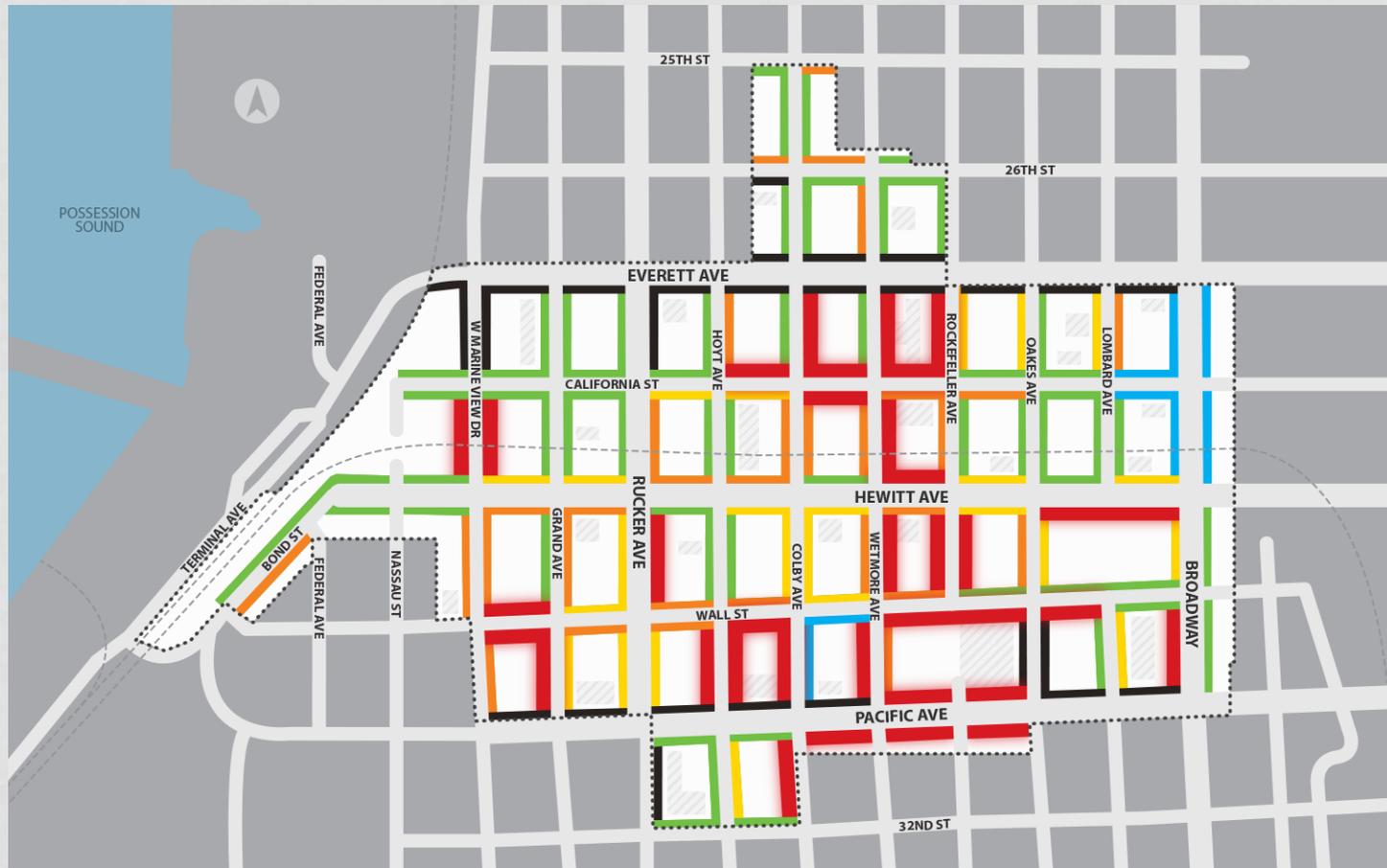
PARKING AT
LESS THAN 55%

NO PARKING

CONSTRUCTION

HOURLY ON-STREET UTILIZATION

10:00 – 11:00 a.m.



Downtown Everett Parking Study

10:00 - 11:00 am

 STUDY ZONE BOUNDARY
 OFF-STREET PARKING

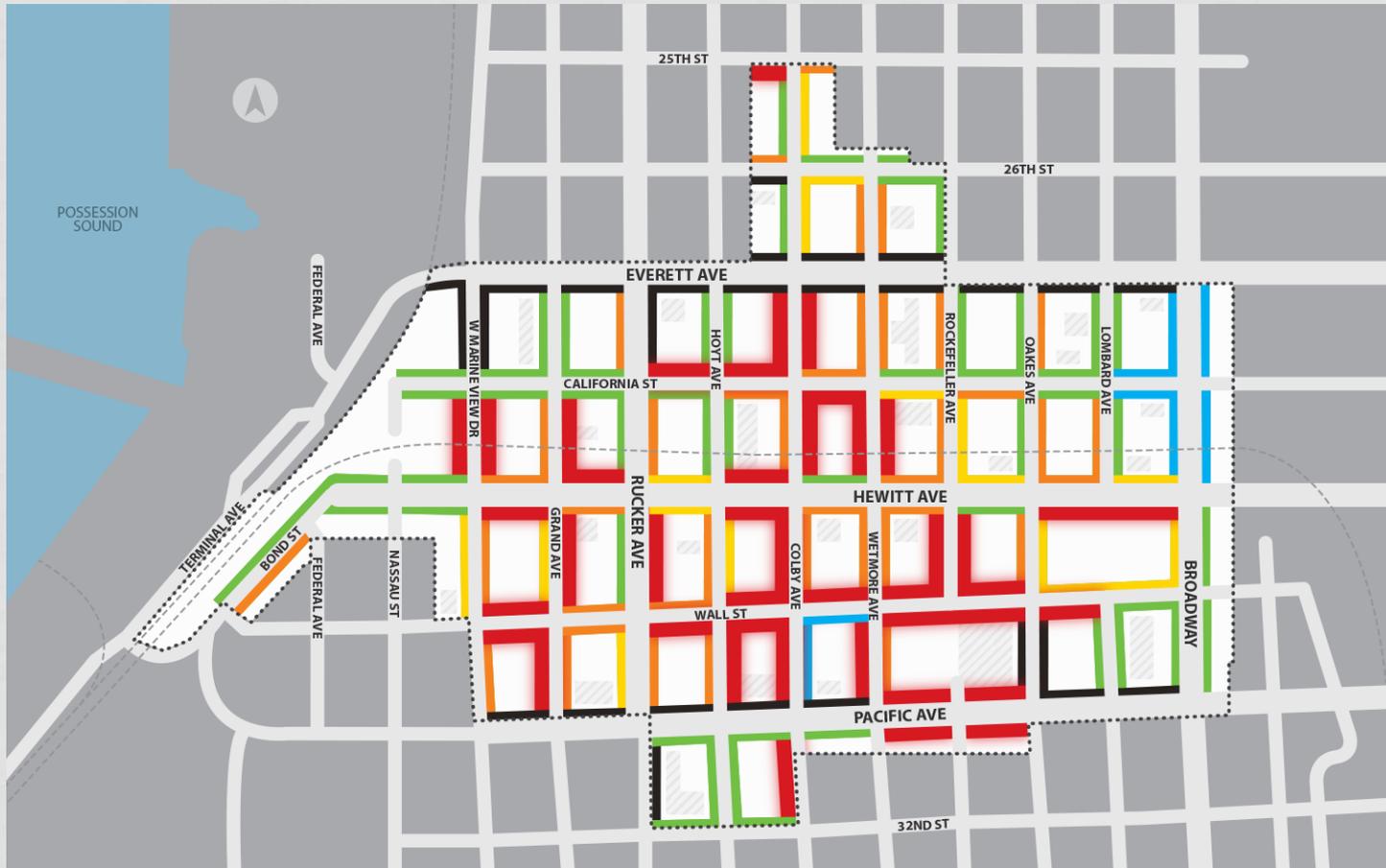
 PARKING AT 85% OR MORE
 PARKING AT 70 - 84%

 PARKING AT 55 - 69%
 PARKING AT LESS THAN 55%

 NO PARKING
 CONSTRUCTION

HOURLY ON-STREET UTILIZATION

11:00 a.m. - 12:00 p.m.



Downtown Everett Parking Study

11:00 am - 12:00 pm



STUDY ZONE
BOUNDARY



OFF-STREET
PARKING

Red PARKING AT
85% OR MORE

Orange PARKING AT
70 - 84%

Yellow PARKING AT
55 - 69%

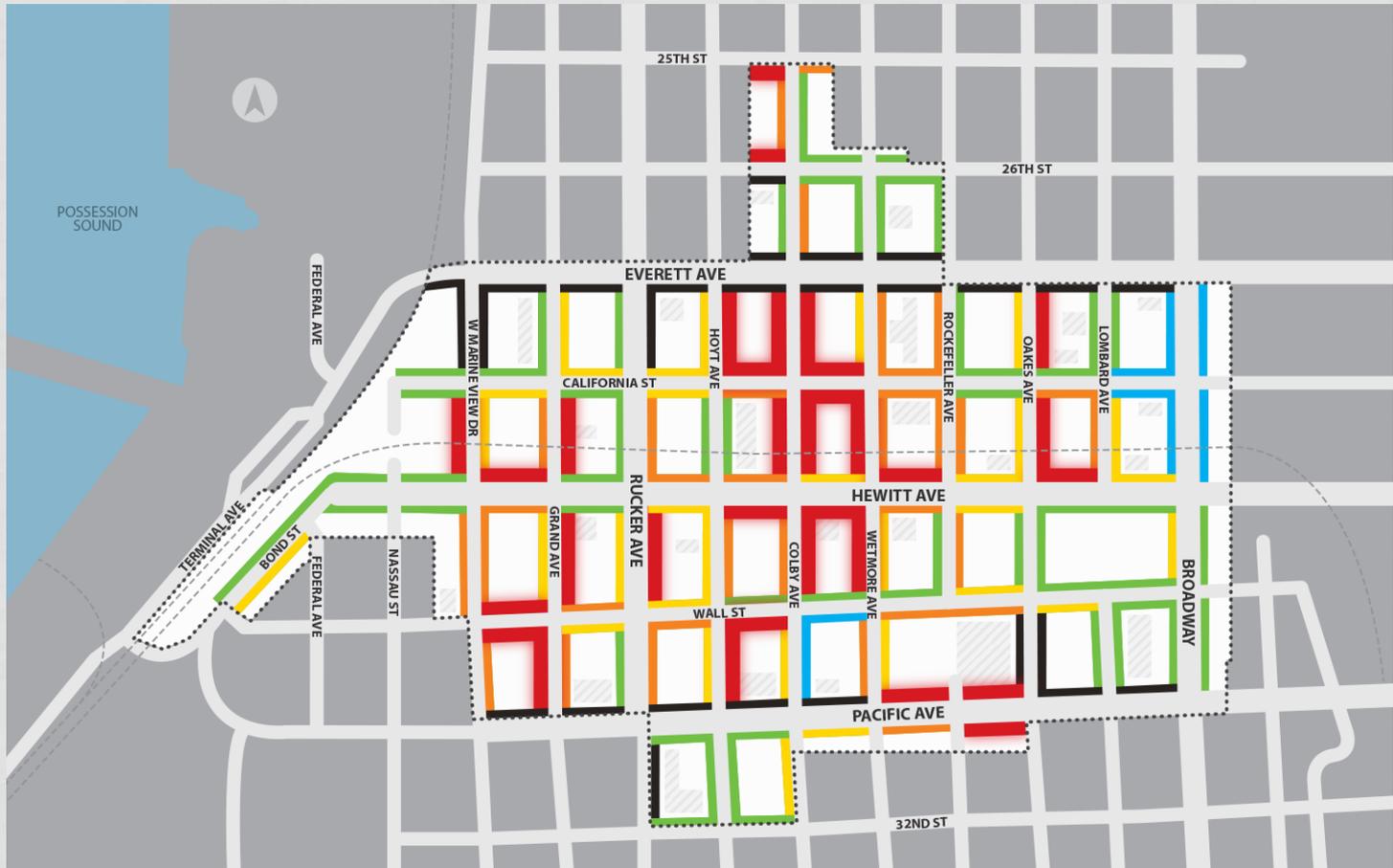
Green PARKING AT
LESS THAN 55%

Black NO PARKING

Blue CONSTRUCTION

HOURLY ON-STREET UTILIZATION

12:00 - 1:00 p.m.



Downtown Everett Parking Study

12:00 - 1:00 pm

STUDY ZONE BOUNDARY
OFF-STREET PARKING

PARKING AT 85% OR MORE

PARKING AT 70 - 84%

PARKING AT 55 - 69%

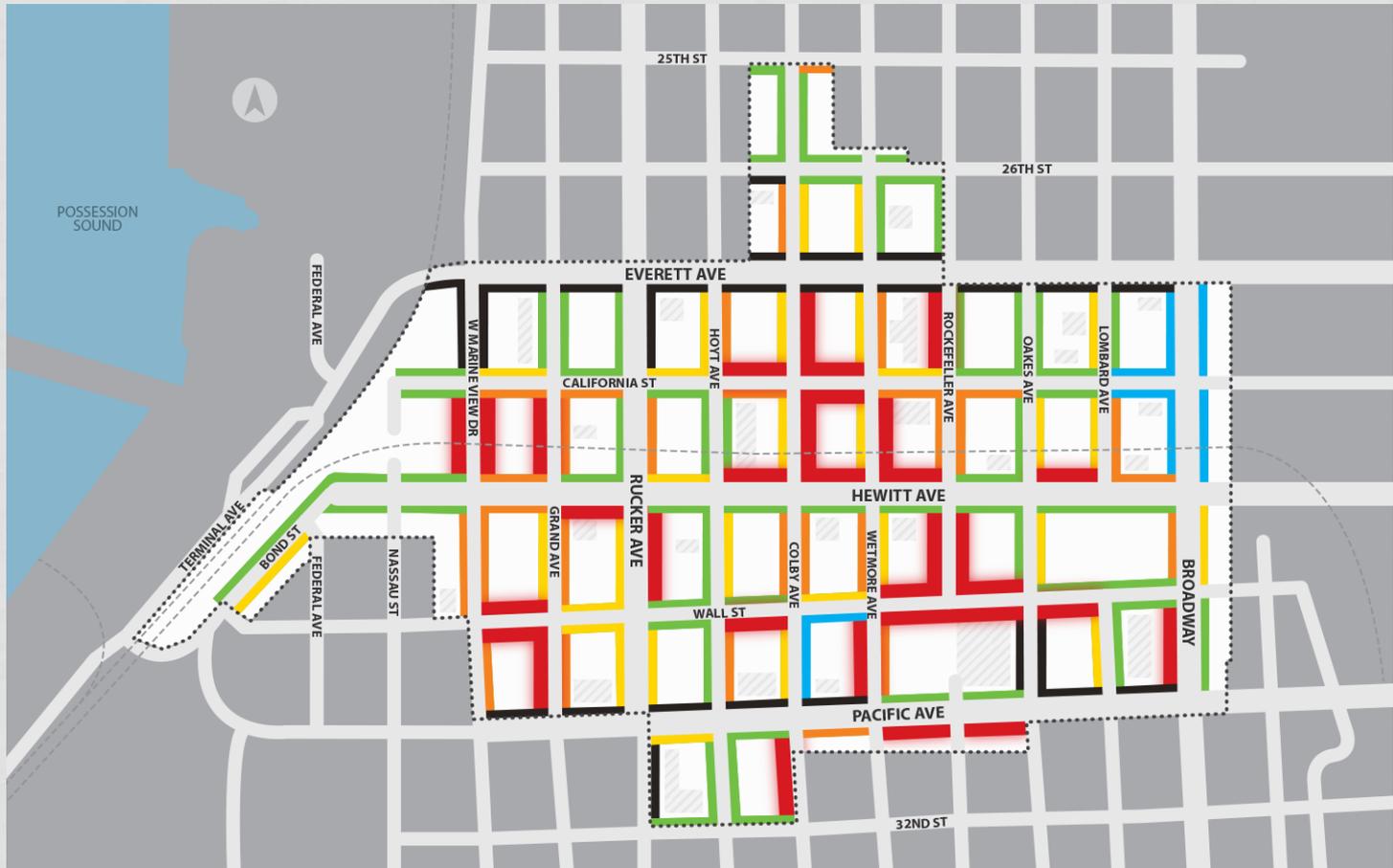
PARKING AT LESS THAN 55%

NO PARKING

CONSTRUCTION

HOURLY ON-STREET UTILIZATION

1:00 – 2:00 p.m.



Downtown Everett Parking Study

1:00 - 2:00 pm



STUDY ZONE BOUNDARY



OFF-STREET PARKING

Red PARKING AT 85% OR MORE

Orange PARKING AT 70 - 84%

Yellow PARKING AT 55 - 69%

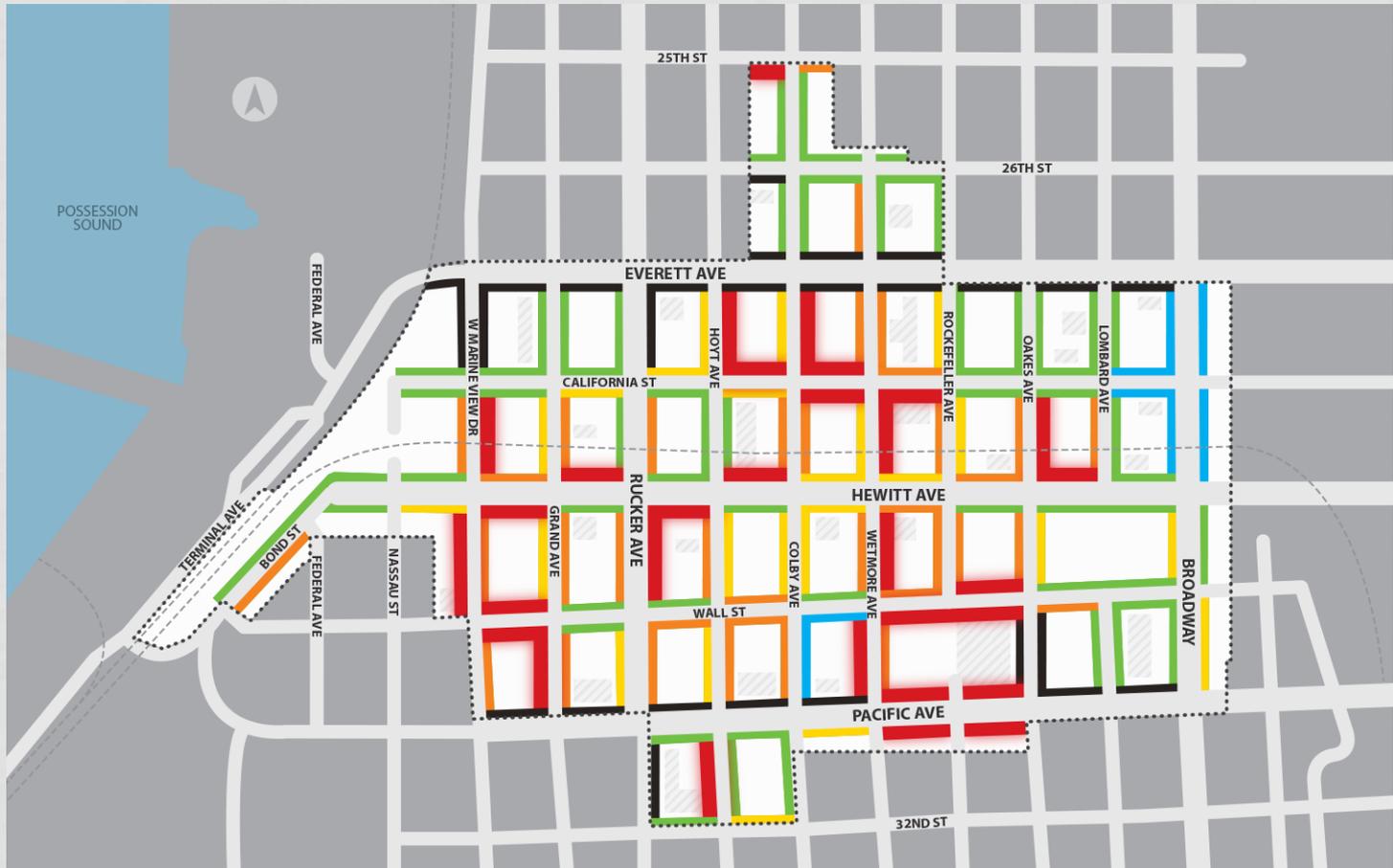
Green PARKING AT LESS THAN 55%

Black NO PARKING

Blue CONSTRUCTION

HOURLY ON-STREET UTILIZATION

2:00 – 3:00 p.m.



Downtown Everett Parking Study

2:00 - 3:00 pm



STUDY ZONE
BOUNDARY



OFF-STREET
PARKING



PARKING AT
85% OR MORE



PARKING AT
70 - 84%



PARKING AT
55 - 69%



PARKING AT
LESS THAN 55%



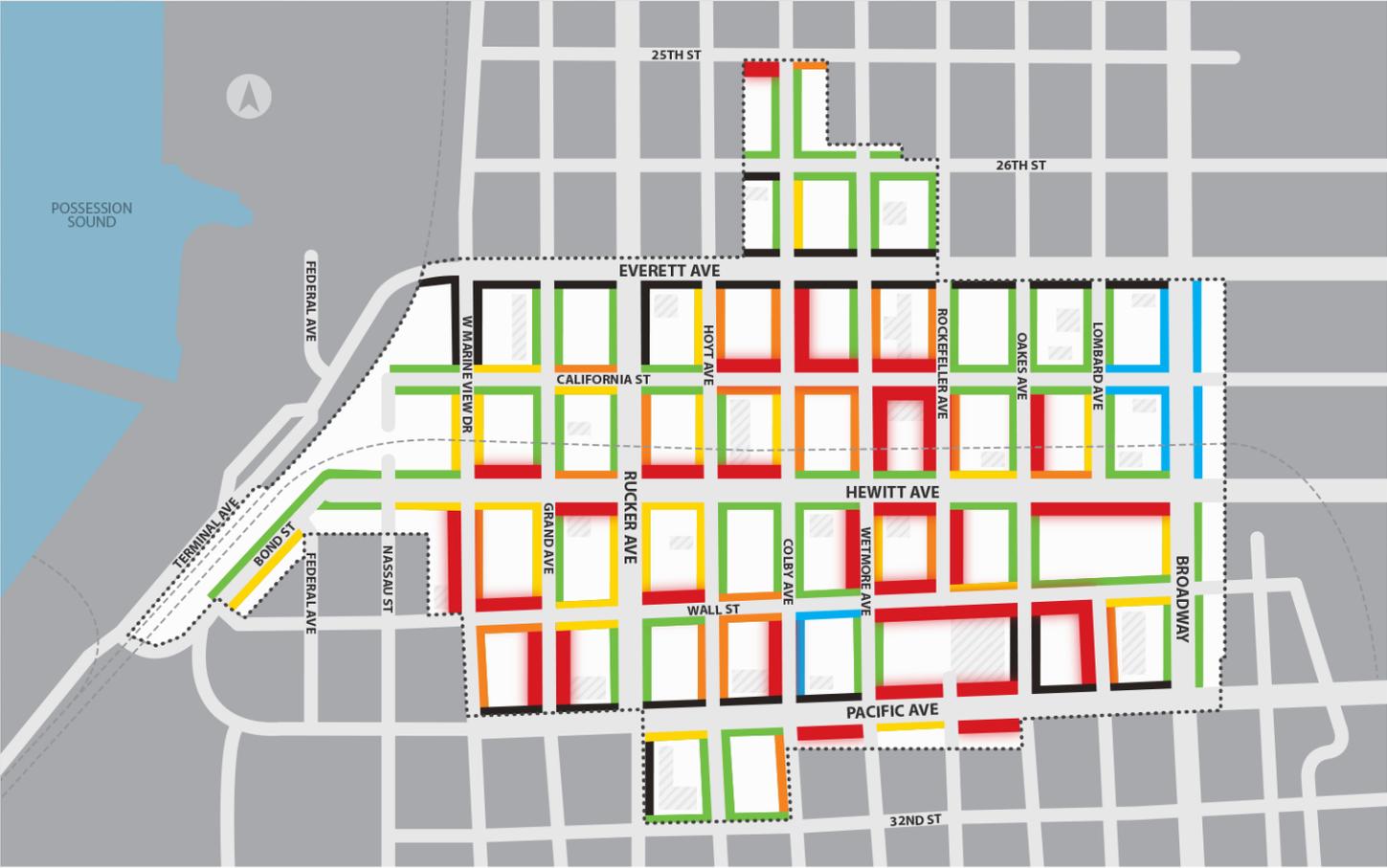
NO PARKING



CONSTRUCTION

HOURLY ON-STREET UTILIZATION

3:00 - 4:00 p.m.



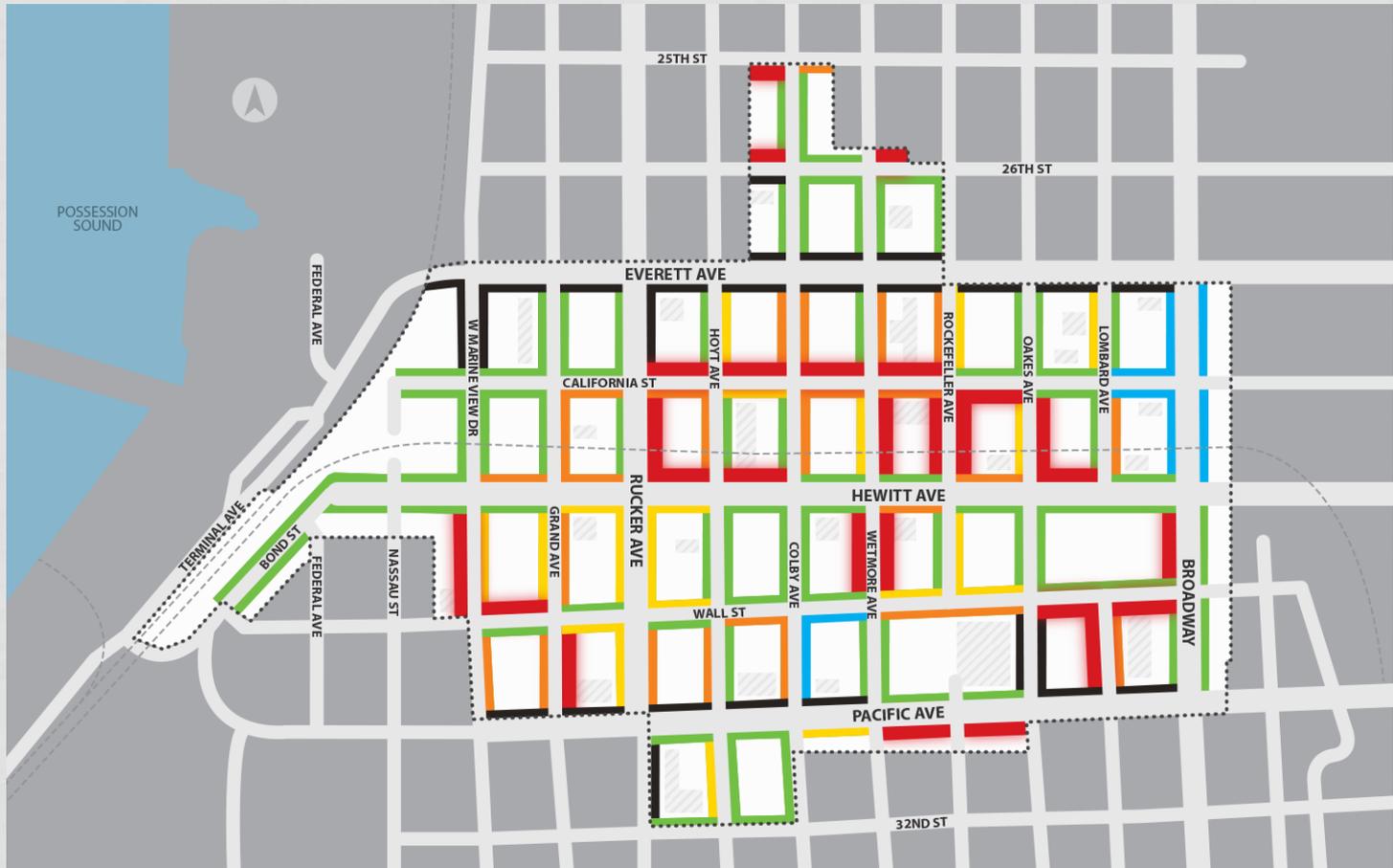
Downtown Everett Parking Study

3:00 - 4:00 pm

- STUDY ZONE BOUNDARY
- PARKING AT 85% OR MORE
- PARKING AT 55 - 69%
- NO PARKING
- OFF-STREET PARKING
- PARKING AT 70 - 84%
- PARKING AT LESS THAN 55%
- CONSTRUCTION

HOURLY ON-STREET UTILIZATION

4:00 – 5:00 p.m.



Downtown Everett Parking Study

4:00 - 5:00 pm

STUDY ZONE
BOUNDARY

OFF-STREET
PARKING

PARKING AT
85% OR MORE

PARKING AT
70 - 84%

PARKING AT
55 - 69%

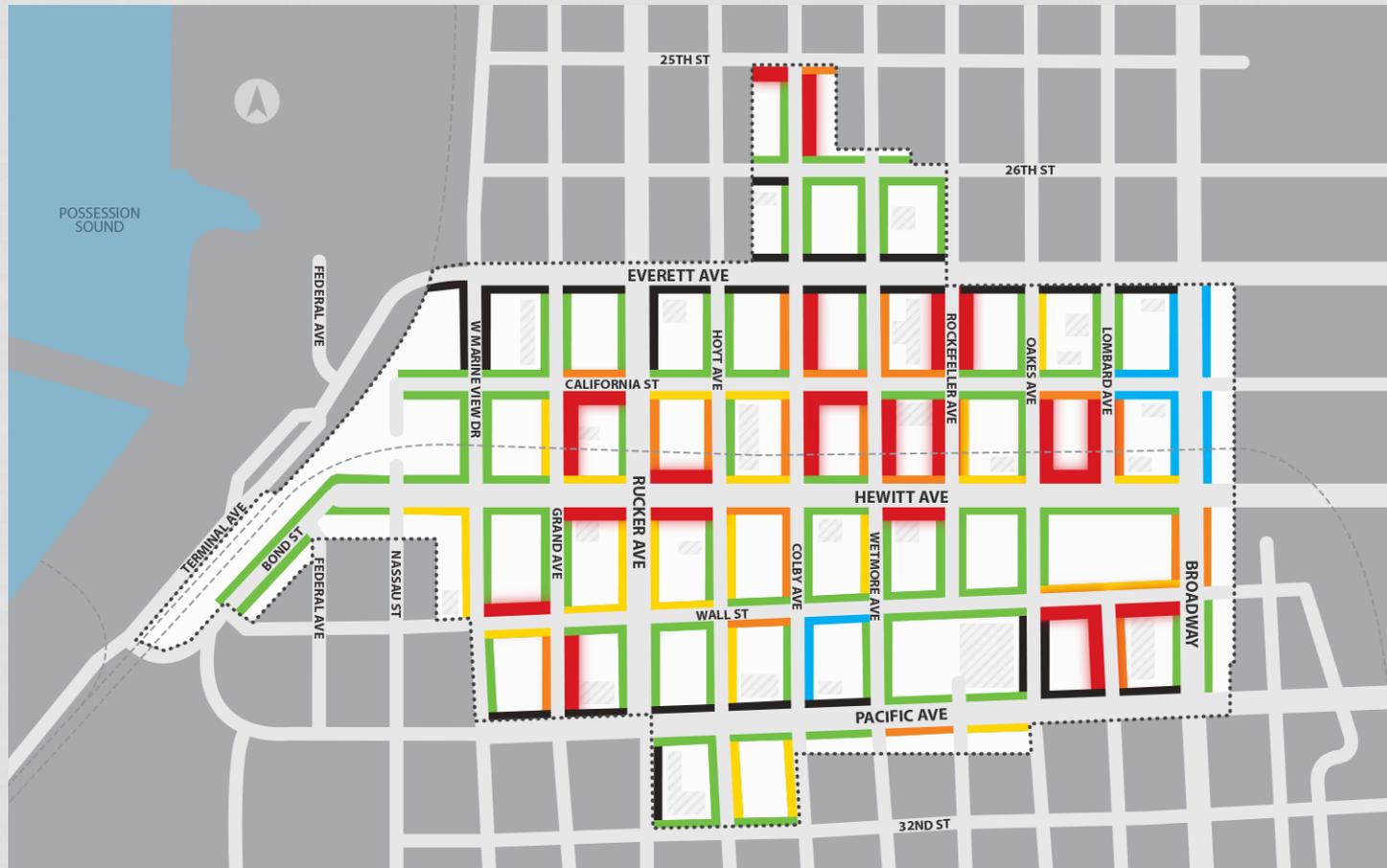
PARKING AT
LESS THAN 55%

NO PARKING

CONSTRUCTION

HOURLY ON-STREET UTILIZATION

5:00 – 6:00 p.m.



Downtown Everett Parking Study

5:00 - 6:00 pm

STUDY ZONE
BOUNDARY

PARKING AT
85% OR MORE

PARKING AT
55 - 69%

NO PARKING

OFF-STREET
PARKING

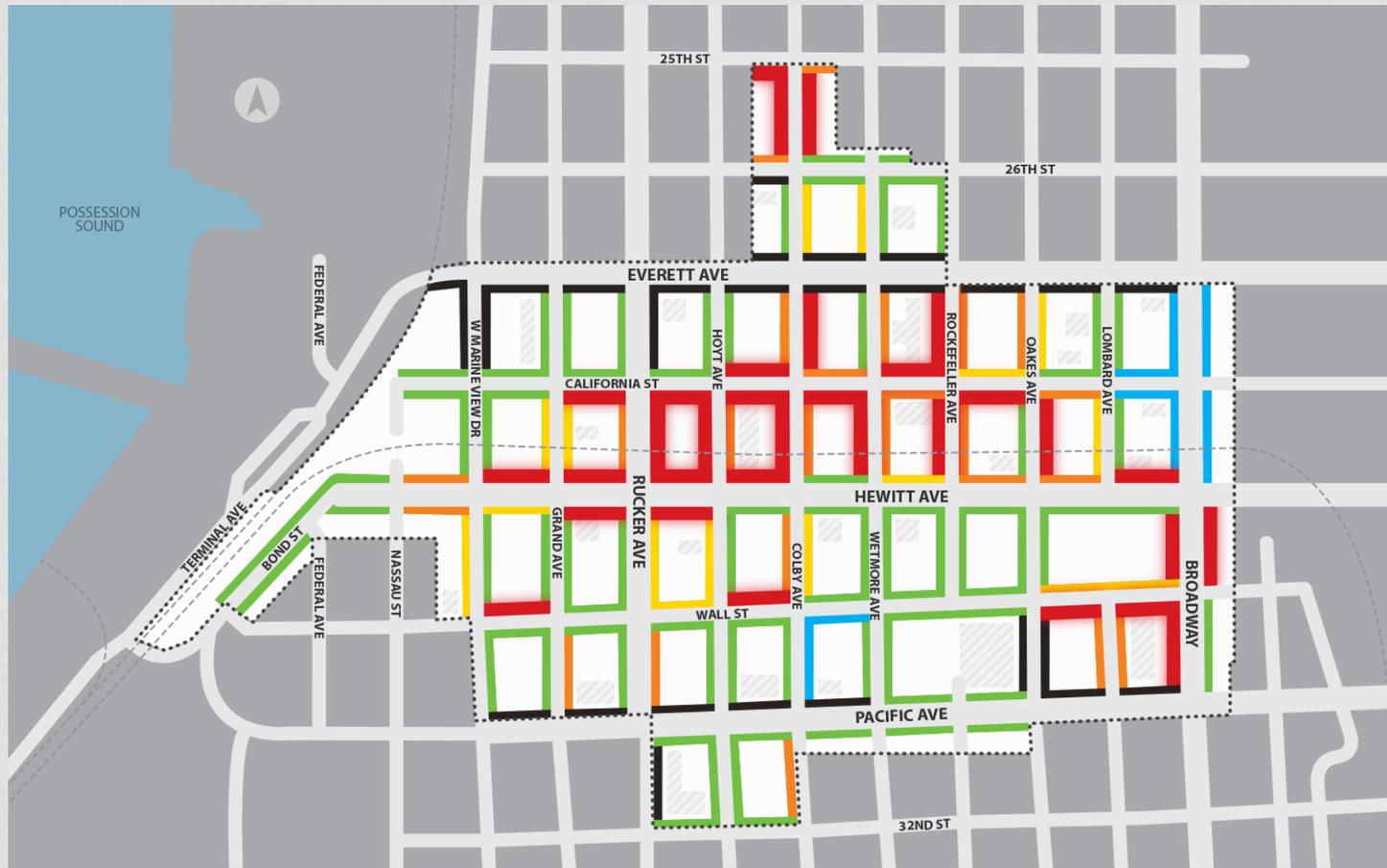
PARKING AT
70 - 84%

PARKING AT
LESS THAN 55%

CONSTRUCTION

HOURLY ON-STREET UTILIZATION

6:00 – 7:00 p.m.



Downtown Everett Parking Study

6:00 - 7:00 pm



STUDY ZONE BOUNDARY



OFF-STREET PARKING



PARKING AT 85% OR MORE



PARKING AT 70 - 84%



PARKING AT 55 - 69%



PARKING AT LESS THAN 55%



NO PARKING



CONSTRUCTION

ON-STREET EMPLOYEE PARKING

<i>Potential number of Employees on street</i>	Values
Occurrence of license plates observed moving to evade parking citations (i.e., employees moving their car every few hours)	360 (6.7% of unique vehicles)
Number of vehicles parking in timed stalls longer than four hours	380 (6.3% of unique vehicles)
TOTAL VEHICLES (MOVING TO EVADE / 4+ HOURS)	740

- 360 vehicles moving cars during day.
- 380 parked longer than 4 hours
- 855 total
- About 40% of all on-street stalls
- Likely employees

WHAT'S THE SOLUTION FOR EMPLOYEES PARKING ON-STREET?



Enforcement



Alternative travel modes



Affordable off-street parking



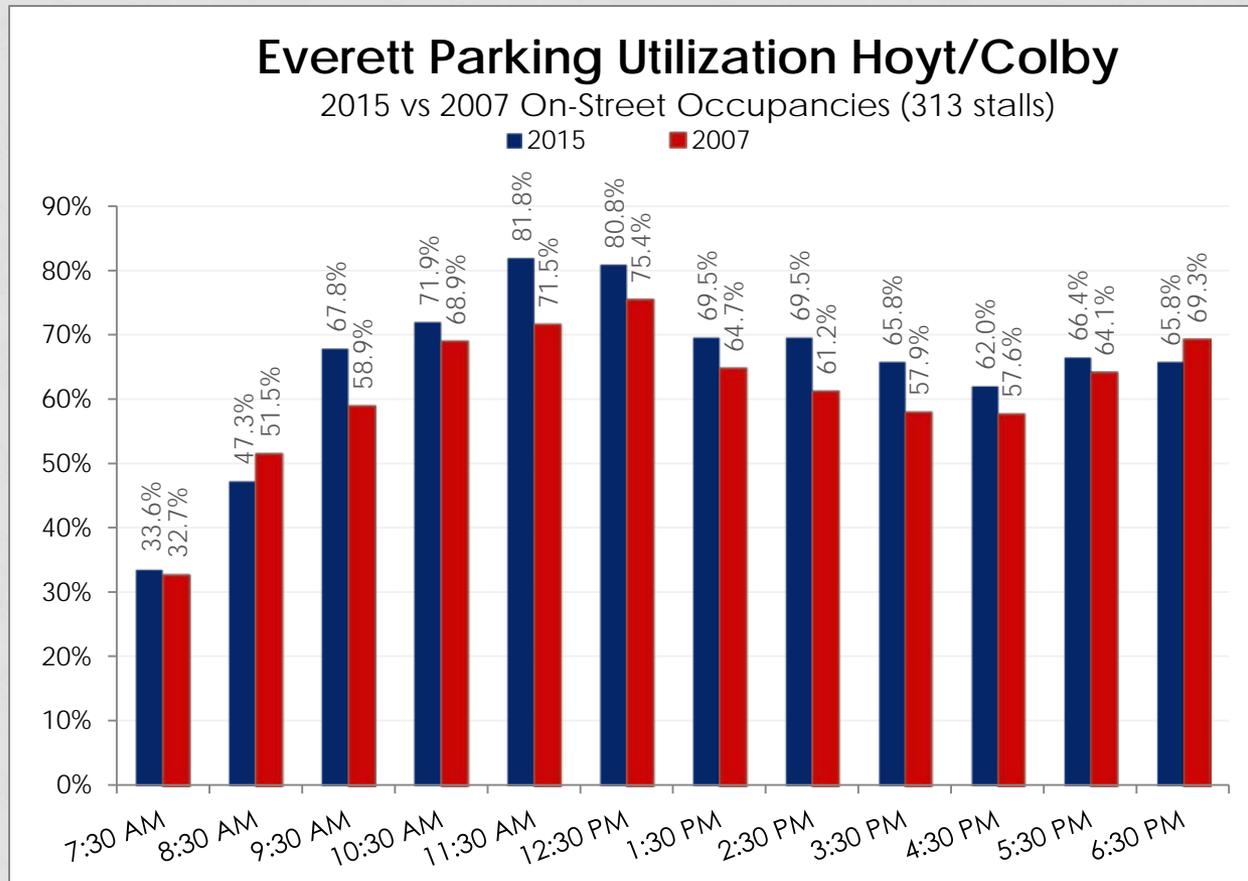
Paid on-street parking

ON-STREET PARKING HIGHLIGHTS

- 1,842 stalls surveyed
(100% sample of on-street stalls)
- Peak occupancy = 65%
- Peak hour = 11:00 AM – 12:00 PM
- Average time stay 1 Hour / 52 Minutes
- 6,013 unique vehicles (9.3% decrease from 2007)
- 14.2% of vehicles violate posted time stay
- 380 vehicles parked 4+ hours (6.3%)
- 360 vehicles moving to evade (6.7%)

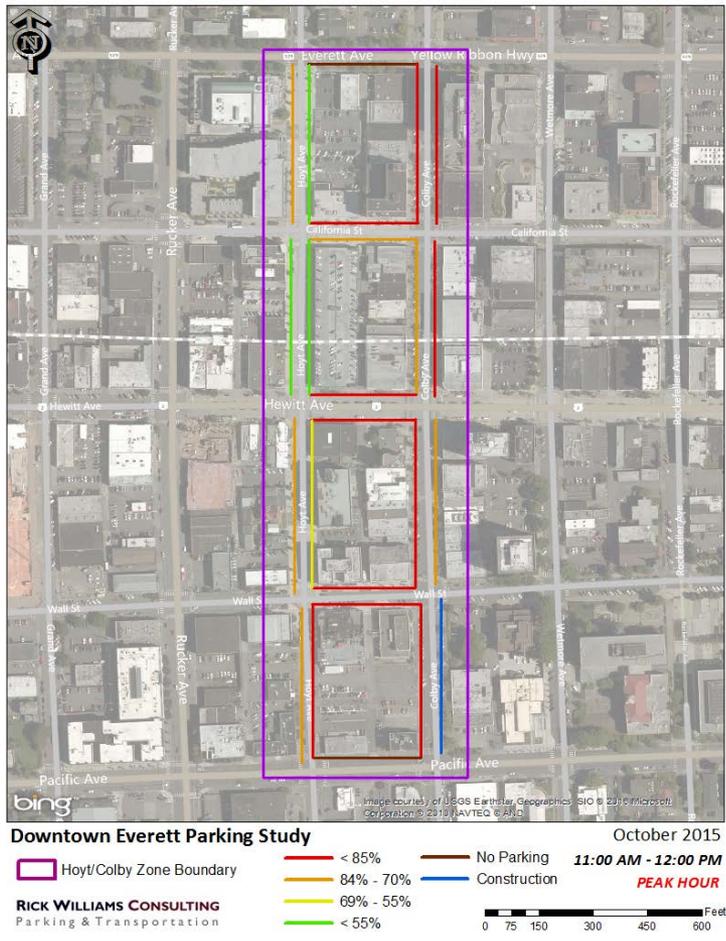
FINDINGS

HOYT/COLBY NODE



FINDINGS

HOYT/COLBY NODE



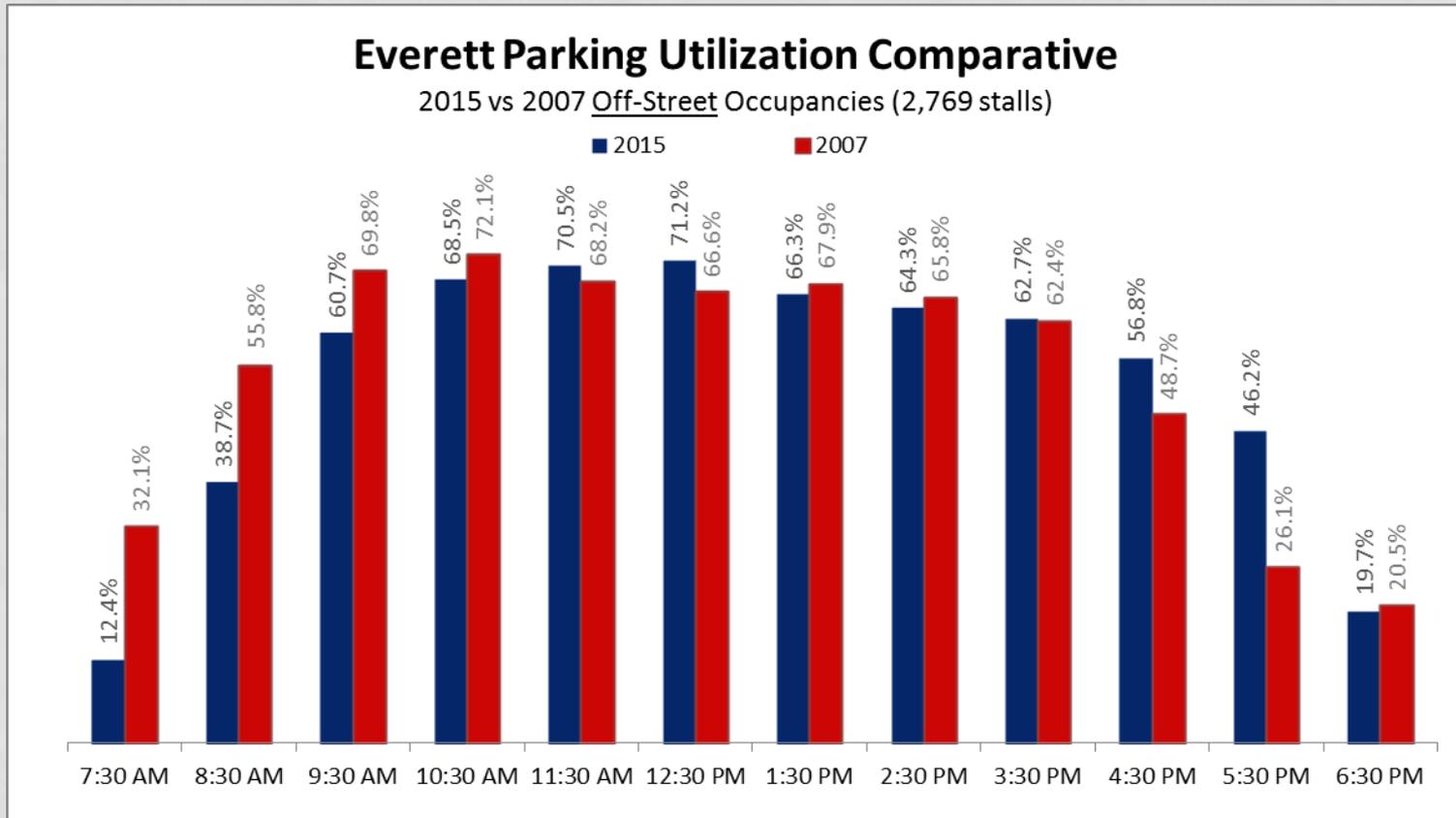
- 313 stalls
81.8% peak occupancy
(versus 75.4% in 2007)
- 14.2% rate of violation
(versus 18.5% in 2007)
- 68 vehicles parked 4+ hours (22% of supply)
- 11 of 21 blocks constrained

OFF-STREET PARKING PROFILE

- 3,262 stalls sampled (51% of total)
(+669 stalls than 2007)
- 25 facilities
(+14 facilities than 2007)
- Peak occupancy 71% (lower in most hours versus 2007)
- Peak hour 12:00 – 1:00 PM



OFF-STREET PARKING UTILIZATION



COMBINED PARKING SYSTEM UTILIZATION

Use Type	Survey Year	# of Stalls	Peak Hour	Peak Occupancy	Stalls Available
On-Street	2015	1,842	11:00 AM – 12:00 PM	65.0%	607
	2007	1,955	12:00 – 1:00 PM	69.5%	603
Off-Street Supply Surveyed	2015	3,262	12:00 – 1:00 PM	71.2%	939
	2007	2,593	10:00 – 11:00 AM	72.1%	723
Total Supply Surveyed	2015	5,104	11:00 AM – 12:00 PM	67.1%	1,678
	2007	4,548	10:00 – 11:00 AM	69.4%	1,393

HAVE 650 NEW HOUSING UNITS CREATED A PARKING PROBLEM IN THE DOWNTOWN?



CONSULTANT RECOMMENDATIONS

- Complete the work to standardize time limits to 90-minutes (convert final few spaces).
- Hire additional parking enforcement personnel.
- Acquire up-to-date enforcement technology.
- Appoint a Parking Advisory Committee (to oversee and advise progress.)

DOWNTOWN PARKING ENFORCEMENT PATROL STAFFING

Industry Metric:	200 CBD spaces per officer
Everett Current:	Over 1,800 spaces per officer*
Consultant Recommendations:	Goal: 300-350 CBD spaces per officer
	Monitor violation rates to assure reasonable compliance:
	<ul style="list-style-type: none">■ 93%-95% compliance■ Violation rate of 5% - 7%

* Hiring in progress for one additional officer

COLLEGE PARKING: CURRENT SITUATION

Everett Community College

Student enrollment (headcount)	19,826
FTE enrollment	8,139
Faculty and staff	
Full-time	469
Part-time	400-500
Off-street parking spaces	1,901*
* 71 spaces more than required	

WSU

Student enrollment (2016)	153
Projected enrollment (2021)	1,200
Required off-street parking spaces	385

Status Report

Student parking covers residential neighborhood ½ mile (and more from campus)

Residential Permit Zone (RPZ) limits in place

COLLEGE PARKING BEST PRACTICES *

- ✓ Transit subsidies for students and staff
- ✓ Bike/walk access
- ✓ Parking pricing strategy
- ✓ Remote parking facilities/shuttles
- ✓ Course scheduling at off-peak hours/days
- ✓ Additional off-street parking



Source: *Campus-Based Parking & Transportation Demand Management Planning (TDM)*, February 2016

Q&A DISCUSSION



NEXT STEPS



THANK YOU!

