

# DOWNTOWN PARKING COMMITTEE AND TRANSPORTATION AND CIRCULATION COMMITTEE JOINT MEETING MINUTES

Thursday, June 8, 2006  
7:30 A.M. – 9:30 A.M.  
Gebhard Meeting Room  
630 Garden Street  
Santa Barbara, CA 93101

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**DPC MEMBERS PRESENT:** Marshall Rose (Chair), Jim Hammock, Randy Rowse, Dale Lauderdale

**TCC MEMBERS PRESENT:** Michael Cooper, David Tabor, Mark Bradley, Keith Coffman-Grey

**DPC MEMBERS ABSENT:** Kate Schwab, Bill Medel

**TCC MEMBERS ABSENT:** William Boyd, Isabelle Greene

**COUNCILMEMBERS:** None

**STAFF:** Paul Casey, Community Development Director  
Tony Nisich, Public Works Director  
David Gustafson, Assistant Community Development Director  
Bill McTomney, Public Works Administrative Officer  
Browning Allen, Transportation Manager  
David McDermott, Assistant City Attorney III  
Victor Garza, Parking/TMP Superintendent  
Brian Bosse, Redevelopment Supervisor  
Rebecca Jimenez, Parking Supervisor  
Tully Clifford, Supervising Transportation Engineer  
Dru Van Hengel, Associate Transportation Planner  
Rene Brooke, Redevelopment Specialist  
Lori Pedersen, Administrative Assistant  
Mirasol Quinonez, Accounting Assistant

**OTHER:** George Myers, Planning Commission; Tom Williams, property owner; Sherry Fisher, MTD; David Damiano, MTD; Jill Rushing-Fonte, DAVIES; John Davies, DAVIES; John Kaliski, Urban Studio

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**CALL TO ORDER:** 7:32 a.m.

**1) PUBLIC COMMENT:**

None.

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**2) DOWNTOWN EMPLOYEE SURVEY:**

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**RECOMMENDATION: TO HEAR A PRESENTATION FROM DAVIES GROUP ON THE DOWNTOWN EMPLOYEE SURVEY**

B. Allen gave a brief history on the Downtown Employee Survey. In November of 2004 City Council gave staff the authority to conduct a survey of the Downtown Core which consisted of Sola Street to the Depot Lot and De La Vina to Garden Streets. Davies was awarded the contract.

John Davies gave a Power Point presentation on his findings. Discussion followed:

J. Hammock stated that the presentation was very hard to understand. J. Hammock and D. Lauderdale both pointed out discrepancies in the report. Their business information was inaccurate.

J. Davies stated that the original idea was flawed, it is impossible to get personal information on employees. Can not interview everyone in the Downtown area, that idea was also flawed.

D. Lauderdale stated that it was his understanding not to get personal information but only ask employers how many employees they have.

J. Davies stated that the original plan was to have employers give up the numbers voluntarily.

D. Lauderdale suggested that a sub committee be put together to look over the original RFP and the documentation presented by Davies. R. Rowse agreed with that suggestion, he also requested a summary of the presentation be given at this time.

J. Davies (summary): There will be a serious issue with employers if there is not enough parking. People do not want to pay, they will drive else where. Transit needs to be made easier. The only thing that will get people out of their cars is the cost of parking.

M. Rose would like the presentation to be wrapped up; there are still many questions that need to be answered. He is disputing that the survey was not done following the RFP. Would like hard copies of the presentation and go through the numbers.

B. Allen requested that three people participate in a sub-committee to go over the information. J. Hammock requested that the sub-committee consist of members of the committees that were around at the time this contract was negotiated.

### 3) URBAN VILLAGE PRESENTATION:

#### RECOMMENDATION: HEAR A PRESENTATION FROM CITY STAFF REGARDING THE URBAN VILLAGE

The Redevelopment Agency (RDA) staff gave a PowerPoint presentation for a mixed use project that would be located on the 1000 block of Chapala Street. It would be a joint project with the RDA and the MTD. The project is in the very early stages. Urban Studio has been hired to help create a planning strategy and feasibility study.

The primary reason this project is before these committees is to get feed back and input from members and staff. The project concept went to Planning Commission (PC) and Historic Landmarks Committee (HLC) last week and will be going to the RDA and MTD Boards in late June and then again in September with the final analysis.

A brief background on how the project came together was given. Two of the key elements of the process were that MTD identified a desire to improve the Downtown Transit Center and it was determined that Lot 3 was a suitable site for housing (RDA study 2003). After looking at the information RDA and MTD saw this as a possibility for a joint project. The Greyhound Station property and Saks Fifth Avenue property were also included in the project discussion but both had to pull out at this time, the project is still open for their participation.

D. Damiano gave an overview of what a Transit Oriented Development (TOD) includes and showed some examples of existing TODs in other communities. John Kaliski, Urban Studio gave a presentation on the urban design exercise they were assigned to do. They were asked to do a fairly dynamic urban exercise. J. Kaliski gave three sites where the proposed project could work, Lot 3, the Depot Lot (209 State Street), and the Carrillo Lot (402 West Carrillo Street). There will be a fourth option for the site but it has not been designated yet. J. Kaliski asked four questions that he would like feedback on in order to know how to move forward with the planning.

The four questions that were asked were:

- Does the bus transfer facility need to be located in the immediate downtown center or can it be located adjacent to or outside of downtown Santa Barbara?
- What other site and/or approaches for a bus transfer facility should the consultant team be considering?
- What amenities should be associated with a bus transfer facility?
- Are these uses compatible and appropriate for the site? Are there other uses, including priority community uses that should be considered?

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Discussion followed.

B. Allen stated that the current number of parking spaces has to be maintained at Lot 3. It was also mentioned that PC recommended that a steering committee be created including members from PC, HLC, TCC, DPC and MTD.

### 4) ADJOURNMENT. The meeting was adjourned at 9:37 a.m.