



DOWNTOWN PARKING COMMITTEE

SPECIAL MEETING MINUTES

Thursday, December 13, 2012

Gebhard Meeting Room

630 Garden Street

Santa Barbara, CA 93101

1) **CALL TO ORDER:** 7:30 a.m.

2) **ROLL CALL**

DPC MEMBERS

	<u>Attendance</u>
Matt LaBrie	Present
Tom Williams	Present
Eric Kelley	Absent
Bill Collyer	Present
Gene McKnight	Present
Trey Pinner	Present
Krista Fritzen	Absent

CITY STAFF PRESENT :

Browning Allen, Transportation, Streets and Parking Manager
Victor Garza, Parking /TMP Superintendent
Dion Tait, Parking Supervisor
Malcolm Hamilton, Administrative Assistant

LIAISONS PRESENT:

Randy Rowse, City Council
Deborah Schwartz, Planning Commission
John Campanella, Planning Commission

OTHERS PRESENT:

3) **PUBLIC COMMENT**

None.

4) **SITE VISIT TO DEPOT PARKING LOT, 209 STATE STREET: INFORMATIONAL ITEM**

Parking staff walked the Depot Lot premises and discussed some of the projects and issues involving the Lot.

T. Williams asked if the City would have to sell the Fish Enterprise Lot if the State ruled against the Redevelopment Agency (RDA) transfer. B. Allen confirmed.

B. Allen said that the area was private until purchased by the City. The City received grants to restore the historic property and there are covenants stating that it must remain a train station.

M. La Brie asked what are the current responsibilities of the City. V. Garza said that parking staff paves, stripes, landscapes, and clears trash from the property. The large fig tree and adjacent grass area are maintained by the Parks and Recreation Department.

The meeting moved to the Railway Express Agency building (REA) which was previously occupied by Open Air Bicycle. The building was segmented and half is currently rented to Greyhound.

T. Williams asked what kind of revenue streams would be possible from the REA building. V. Garza said that staff will be able to make improvements for future tenants although due to zoning the tenant will have to be customer serving on site. V. Garza said that staff will get more specific details.

J. Campanella asked if parking for the building will be satisfied on site. B. Allen said yes there is capacity in the Lot.

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B. Allen said that there is no State Street frontage and not much walking traffic, so staff will work to find a good fit for the spot.

R. Rowse asked if the transit service will change when the property is transferred. B. Allen said it may be enhanced by the addition of bike parking for varying commuters.

B. Allen said that Jim Armstrong, Paul Casey, Steve Wiley, and Helene Schneider are traveling to Sacramento to discuss their concerns and opinions regarding the disposal of Public Parking Lots.

T. Williams asked if other Cities are in a similar situation. B. Allen said that many municipalities own parking lots or structures but Santa Barbara is somewhat unique because of the deep level of cooperation between the Public and Private communities. T. Williams added that in the very least restrictions on use would be desirable.

T. Pinner asked if the REA building needs to be seismically retrofit. D. Tait said that it depends on a couple of factors and parking staff is working with the Building department to get detailed answers. B. Allen said, for example, that because Greyhound occupies less than 50% of the building they were not required to perform retrofit upgrades.

B. Allen said that there is no separate electric, gas, water, or a restroom so there will need to be capital improvements.

M. La Brie asked if other advisory groups are engaged with Amtrak and if they have their own vision for use of the Lot. B. Allen said not from within the City, however there is a regional association with interest in the operations of Amtrak and they interface with the operator of Amtrak, Caltrans.

T. Williams asked what revenue staff expects to generate from the REA building. B. Allen said that staff will know better in July of 2013 with the transfer of responsibilities. At the moment, Greyhound pays approximately \$4,000 per month for rent.

M. La Brie asked if staff is planning a lighting study at the Lot. B. Allen said that money is budgeted in the capital improvement plan to study lighting in the lots.

T. Pinner asked where the nearest MTD connection is located. B. Allen said on State Street directly outside the Lot.

The meeting moved to the Fish Enterprise Lot which is located behind the Fish Enterprise restaurant and disconnected from the hourly lot with no gates.

B. Allen said that the Fish Enterprise Lot provides 90 minute parking and it is enforced by the Police Department. Revenue earned from parking tickets is returned to the Police Department. The accessible spaces are built to the original code and they will need to be updated if there is construction in the Lot. There are opportunities to generate revenue for the Parking Program from this Lot.

G. McKnight asked how the land was purchased. B. Allen said that the RDA purchased the Fish Enterprise and Helena Lots from Caltrans. The RDA also purchased the two commuter lots.

T. Williams asked if the Reagan Center had dedicated stalls for their organization. V. Garza said no. D. Schwartz asked who owns the Reagan building. V. Garza said the Young Americans. D. Tait said their responsibility begins at the sidewalk back to the building.

The meeting moved across the train tracks towards the tourist hostel.

M. La Brie asked if West Yanonalli is Downtown Parking's responsibility. V. Garza said no.

R. Rowse said that staff should continue to look at solutions to the dirt path leading to the beach front area because it can become muddy and not very walkable.

5) ADJOURNMENT

The meeting adjourned at 8:30 a.m.