

City of Santa Barbara Downtown Parking Committee

*Occupancy Narrative for 2014 vs. 2013, October - December
The Regular Meeting of January 8, 2015*

Overview:

The parking system occupancy levels for 2014 followed the same patterns as 2013, and there was no significant variance at any given hour.

2013 transactions during this time period: 1,109,397

2014 transactions during this time period: 1,129,779

Lot 2 – 914 Chapala St. – 568 Public Spaces (Nordstrom, Canary, Powell Peralta)

In 2013, Lot 2 had higher average occupancies at all hours for all days of the week. The Lot 9 deck sealing project may have dispersed parkers to nearby parking lots. Similar trends are seen at Lot 3 and Lot 8.

2014 Peak Occupancy: 84%-Weekends-2 p.m./// 2013 Peak Occupancy: 90%-Weekends-2 p.m.

Lot 3 – 9 W. Figueroa – 164 Public Spaces (MTD Bus Station, Saks, Walter Claudio, Old Greyhound)

In 2013, Lot 3 had higher average occupancies at all hours for all days of the week. The Lot 9 deck sealing project may have dispersed parkers to nearby parking lots. Similar trends are seen at Lot 2 and Lot 8.

2014 Peak Occupancy: 94%-Weekends-1 p.m./// 2013 Peak Occupancy: 98%-Weekends-1 p.m.

Lot 4 – 1120 Chapala St. – 122 Public Spaces (CVS, Hennings, Sansum Clinic, Don Q's)

For most of 2013, Lot 5 had 18 less parking spaces available due to the Victoria Theatre Restoration Project. Although the parking spaces were restored to Lot 5 at the end of September 2013, some parkers may have continued to use Lot 4 or Lot 6. In addition to the Lot 5 construction, recent development surrounding Lot 4 may be pushing average occupancies higher.

2014 Peak Occupancy: 89%-Weekdays-1 p.m./// 2013 Peak Occupancy: 99%-Weekdays-1 p.m.

Lot 5 – 1220 Chapala St. – 192 Public Spaces (SOHO Club, Unity Shoppe, Victoria Theatre)

2014 Peak Occupancy: 94%-Weekdays-1 p.m. & 94%-Weekends-8 p.m./// 2013 Peak Occupancy: 99%-Weekends-7 p.m.

Lot 6 – 1221 Anacapa St. – 565 Public Spaces (Granada Garage, Coffee Cat, Tupelo Cafe, Book Den)

The old surface Lot 6 had 210 parking spaces, approximately 37% of the Granada Garage's capacity.

Due to the 9-1-1 Call Center Relocation Project, 40 short-term spaces had been temporarily removed for construction staging. The project began in early March of 2014 and the 40 short-term spaces were restored at the end of August 2014.

2014 Peak Occupancy: 64%-Weekdays-1p.m. /// 2013 Peak Occupancy: 65%-Weekdays-1 p.m.

Lot 7 – 1115 Anacapa St. – 266 Public Spaces (Library Garage, La Arcada, SBMA)

2014 Peak Occupancy: 80%-Weekdays-1 p.m./// 2013 Peak Occupancy: 88%-Weekdays-12 p.m.

Lot 8 – 1015 Anacapa St. – 104 Public Spaces (Kinkos, Chase Grill, Rabobank, Bank of Santa Barbara)

In 2013, Lot 8 had higher average occupancies at all hours for all days of the week. The Lot 9 deck sealing project may have dispersed parkers to nearby parking lots. Similar trends are seen at Lot 2 and Lot 3.

2014 Peak Occupancy: 88%-Weekdays-1 p.m./// 2013 Peak Occupancy: 97%-Weekdays-12 p.m.

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Lot 9 – 921 Anacapa St. – 231 Public Spaces (Lobero Garage, Fiesta 5, Marshalls, Union Bank, Apple Store)

In 2013, per the approved Capital Improvement Program, the Lot 9 parking structure was coated with a deck sealant and the roof level joints and cracks were re-sealed. One level of parking remained open to public parking at all times. The deck sealing began on Monday, October 28, 2013 and was completed, despite weather-related delays, on Wednesday, December 11, 2013. The Lot 9 construction was scheduled to coincide with the restoration work being done at The Lobero Theatre, which was closed during October and a portion of November. Those customers unable to park at Lot 9 during the construction were advised, with signage and additional staffing, to park at Lots 2, 3 and 8.

Due to the alternating closures of the two parking levels, the 2013 occupancies are significantly lower than 2014. 2013 Sunday's were more normal compared to 2014 due to temporary openings on weekends for holiday shoppers and visitors.

2014 Peak Occupancy: 92%-Weekends-2p.m./// 2013 Peak Occupancy: 72%-Sundays-2p.m.

Lot 10 – 621 Anacapa St. – 546 Public Spaces (Ortega Garage, Dargan's, Habit, Seagrass, World Market)

2014 Peak Occupancy: 70%-Weekends-2 p.m./// 2013 Peak Occupancy: 71%-Weekends-8 p.m.

Lot 11 – 523 Anacapa St. – 187 Public Spaces (Old Town Lot, Paul Mitchell, Pierre La Fond, Holdren's)

2014 Peak Occupancy: 94%-Weekends-7p.m./// 2013 Peak Occupancy: 99%-Weekends-7 p.m.

Lot 12 – 11 W. Gutierrez St. – 95 Public Spaces (Roasting Company Coffee, Backyard Bowls, D'angelo's)

2014 Peak Occupancy: 93%-Sundays-12 p.m./// 2013 Peak Occupancy: 97%-Sundays-12 p.m.

Lot 13 – 209 State. St. (Depot Lot) – 160 Public Spaces (Amtrak/Greyhound Stations, Enterprise Fish Company, Ducati Store, Reagan Center)

2014 Peak Occupancy: 90%-Sundays-2 p.m./// 2013 Peak Occupancy: 84%-Sundays-7 p.m.