



CITY OF CONCORD

REPORT TO THE MAYOR AND CITY COUNCIL

FROM: Karen Hill, P.E., Transportation Engineer, on behalf of the Transportation Policy Advisory Committee

DATE: October 5, 2023

SUBJECT: Response to City Council Referral in regards to parking on Washington Street between N Main Street and Rollins Street.

Recommendation

Accept this report recommending that parking restrictions remain unchanged on Washington Street between N Main Street and Rollins Street.

Background

The property located at 5 Rollins Street is a 9-unit rooming house. The property was acquired by 5 Rollins Street LLC on December 15, 2020. The rooming house has reportedly existed for several decades.

Parking is prohibited on Rollins Street due to its narrow width. Additionally, the rooming house has no on-site parking, but reportedly leased parking from First Church in the past. However, that arrangement has been terminated. On-street parking is located on nearby streets, including Washington Street, North Main Street, and Court Street. However, said streets are governed by time limits (generally 2-3 hours).

During its June 2023 meeting, the Parking Committee voted unanimously to recommend repealing the time limit on Washington Street, Concord (south side between North Main Street and Rollins Street) which would affect two of the seven on-street parking spaces. Upon removal of the time zone, the two affected parking spaces would become an unregulated parking zone subject to the City's 48-hour parking limit and parking ban.

City Council then discussed the recommendation at its September 11, 2023 meeting. The request was referred to the Transportation Policy Advisory Committee for reconsideration by the Council in November.

Discussion

At its September 28, 2023 meeting, the Transportation Policy Advisory Committee (TPAC, the Committee) discussed the referral. It was discussed that Council members were questioning the effects of this change on the signal operations at Washington and N Main, and if it would actually solve the problem at hand. It was determined that the parking change would not affect the signal operations as the spaces could be utilized at any hour today, even though it is limited

to 3 hours at a time. With the time limit lifted, there will likely be more demand but with the existing bumpout/curb extension, it would only restrict the lane usage by two vehicles (approx. 50'), not having a substantial impact on the signal operation. Terri Paige mentioned that potentially Concord Area Transit (CAT) could contact the property owner to see if they are interested in setting up a van pool.

The Committee discussed the evolving neighborhood parking issues, the need for parking turnover, and a potential precedent by making on street accommodations for a private entity, and felt that the change would not solve the problem at hand. Due to many anticipated changes in the neighborhood, including the church redevelopment, the Committee agreed that a more holistic neighborhood parking study might be appropriate once the 30 new apartments being developed at the former First Church property have been completed and occupied for about a year. After further consideration, the Committee generally agreed to recommend that parking restrictions remain unchanged on Washington Street between N Main Street and Rollins Street. See attached DRAFT TPAC meeting minutes from September 28, 2023.

Attachments:

September 28, 2023 DRAFT TPAC Meeting Minutes

cc: Transportation Policy Advisory Committee
Parking Committee