

**PARKING MANAGEMENT ADVISORY BOARD MINUTES
TUESDAY, APRIL 23, 2013, 5:30 P.M.
FIRST FLOOR CONFERENCE ROOM**

MEMBERS PRESENT:

John Gergen
Alan Kornblau
Gerald Franciosa
William Morse
Bruce Gimmy
Diane Franco

MEMBERS ABSENT:

Herman Stevens
Brian Rosen
Margie Walden

STAFF PRESENT:

Scott Aronson, Parking Management Specialist

STAFF ABSENT:

None

GUESTS/OTHERS:

Christina Morrison
Victor Kirson
Ron Gilinsky
Steven Pellegrino, Prime Restaurant

I. CALL TO ORDER:

The meeting was called to order by Chairperson, Mr. Bruce Gimmy, at 5:33 p.m.

II. APPROVAL OF THE AGENDA:

Mr. Kornblau made a motion to approve the agenda, seconded by Mr. Franciosa. Said motion passed unanimously.

III. APPROVAL OF THE MINUTES:

Mr. Gergen made a motion to approve the minutes of February 26, 2013, seconded by Mr. Morse. Said motion passed unanimously.

IV. OLD BUSINESS:

Mr. Aronson stated that the request from Prime Steakhouse for the expansion of its queue was approved with conditions by the City Commission on March 5, 2013. The Commission did not feel it appropriate that City funds be used and requested that the applicant pay for the construction to make a five space queue.

Mr. Gergen stated that recommendations were made due to concerns about traffic issues.

Mr. Aronson stated that the City Commission does not feel it appropriate to spend tax payer's money to create additional spaces.

Ms. Franco asked if money in the general fund is ever used for parking projects.

Mr. Aronson stated that money was used for the construction of the Old School Square Garage. Former Mayor Carney also felt it appropriate that in-lieu fee be used to balance the general fund budget under the premise that the money will be used towards what it costs to manage the parking facilities for the year. The former City Manager's opinion is that the money was for creating new parking or other capital projects. Maintenance projects are not included.

Ms. Morrison stated that the City Commission felt very strongly that the parking queue was very dangerous. It was recommended that parking on the west side of 2nd Avenue be increased and the east side of Swinton be used Avenue for pick up. She then asked if the valet contractor agreed to pay for the expanded number of spaces.

Mr. Aronson stated that the applicant changed the request and now wants to relocate the valet queue to the 100 block of east Atlantic Avenue.

Ms. Morrison stated that the queue was to be moved further south to create more flow in the intersection. The thought was that the valet contractor would pay for the costs because it would be to their betterment. The money for in-lieu was set aside for this purpose and it would be responsible for the Board to ask that City Commission reconsider that the City pay for the improvement out of the in-lieu fund.

Mr. Aronson stated that historically an Advisory Board provides the recommendation to the City Commission and City Commission weighs the issue and makes their decision. If the Board is not satisfied with the decision, staff does not return to the Commission on the issue. However, the Board may solicit the Commission on their own. Mr. Aronson noted that he will research the policies on this matter.

Mr. Gergen stated that he does not feel it appropriate that the valet contractor be charged for something that will be for the betterment of the City.

Ms. Franco stated that she feels it appropriate that the Board members make slight changes if necessary to decisions made by the Council after a recommendation.

Mr. Franciosa noted that there was no cost component discussed when the item was originally discussed.

Mr. Aronson stated that the recommendation specifically stated that the cost of the landscape isle was going to be used for the valet parking queue. The City Commission felt that the fees should be paid by the applicant in that it was for the betterment for their queue.

V. COMMENTS BY CITIZENS: (non-agenda items)

Mr. Kirson made comments about Planning & Zoning, the Financial Review Board and The Site Plan Review and Appearance Board. He also made comments about recommendations reviewed

by the Commission. Lastly, he discussed the Arts Garage noting that it services 35% Delray Beach residents and 65% non-resident. He feels that the non-residents should be charged \$20.00 for valet parking.

VI. NEW BUSINESS:

A. Downtown Core Area Hourly Parking Regulations

Mr. Aronson explained that during the height of construction in the core area, where new sidewalks had to be replaced, hourly to two hour regulation signs had been removed to facilitate the construction. Currently, the regulation in the Downtown core is 8:00 a.m. to 6:00 p.m. on all side streets, except Atlantic Avenue which was changed to 8:00 p.m. several years ago to mitigate parking on Atlantic Avenue. Staff is proposing replacing signage one block of Atlantic Avenue from Swinton Avenue until 4th Avenue which includes parking on SE 1st Street. On the north side, the area would encompass NE 1st Avenue through NE 4th Avenue and all of the side streets and blocks in between. Mr. Aronson noted that the two hour regulation ends at 5:00 p.m. in certain areas because the valets begin working at that time.

Mr. Kornblau feels that everything is being done in pieces and stated that crafting the employee parking program should be a part of the discussion and recommendation.

Mr. Aronson stated that he had to get information from the Downtown Development Authority who made some suggestions for a temporary program. However, the temporary program proved to be unsuccessful. He mentioned that it may take some time period to collect data and to implement a program.

Mr. Franco stated that the Downtown Development Authority spent a considerable amount of time and effort accumulating information for employee parking. However, there were challenges and nothing was accomplished.

Mr. Gimmy stated that the problem cannot be solved without parking management which includes metering.

Mr. Kornblau asked for the cost of signage and responsible payee.

Mr. Aronson stated that monies would be taken from the general fund to pay for the signs. He went on to state that changing the signage will change parking behaviors as individuals will park in the parking lots instead of on-street.

Mr. Gimmy is concerned about enforcement.

Mr. Aronson stated that he will coordinate with the Police Department regarding enforcement.

Ms. Franco made a motion to approve the proposed extension of a two hour parking regulation from 6:00 p.m. to 8:00 p.m. The motion was seconded by Mr. Morse and passed 6-0.

B. Review Proposed Revisions To Federspiel Garage Fee Collection Times

In 2009 City Commission approved a \$5.00 fee at the Old School Square and Federspiel Garages for parking after 5:00 p.m. In 2011, a start time of 4:00 p.m. was suggested. Staff is suggesting starting the collections at 3:00 p.m. at the Federspiel Garage maintaining the 4:00 p.m. at the Old School Square Garage. The individuals that enter the garage between 3:00 p.m. and 4:00 p.m. are mostly restaurant employees. Employees will not want to pay \$5.00 to park at the Federspiel Garage and will park in the Old School Square Garage where there is more capacity. Staff recommends approval of the proposed time change in the Federspiel Garage to 3:00 p.m.

Mr. Kornblau stated that he feels it more beneficial to place meters in the Old School Square Garage.

Mr. Franciosa made a motion to accept the recommendation proposed by staff regarding the Federspiel Garage, seconded by Mr. Morse. The Board voting as follows:

Diane Franco – No
Alan Kornblau – No
John Gergen – No
Bruce Gimmy – No
Gerald Franciosa – No
William Morse – No

The motion was denied.

B. Review A Request From Prime Steakhouse To Relocate Its Valet Parking Queue to East Atlantic Avenue

Mr. Aronson stated that City Commission approved as recommended to shift the parking queue further south from Atlantic Avenue to the second and third two space configurations on SE 2nd Avenue, remove the landscape island to make a five space continuous queue and allow the creation of two spaces on east side intended for customer pick-up. It was requested that an off duty officer be present to control traffic. The City Commission did not feel it appropriate to use City funds for construction of the spaces. The applicant requests to move the valet queue from SE 2nd Avenue to Atlantic Avenue. The applicant believes that this would maintain a smoother flow of traffic and a better positioning for managing. Mr. Aronson spoke about a traffic buildup and does not feel that recommended changes will mitigate the flow of traffic.

Mr. Franciosa asks how an applicant can be denied a queue but another be approved.

Mr. Aronson stated that another queue would be denied on the basis that the area causes a traffic build up.

Board members felt that the project should be paid out of the general parking fund.

Mr. Pellegrino stated that the traffic build up is a City problem and he does not feel that the City should mandate him to hire an off duty police officer to control the traffic. He requests the

relocation of the queue to benefit Prime Restaurant and to mitigate the flow of traffic for a six month trial period.

Further discussion ensued regarding on SE 2nd traffic build up. Board members feel that moving the queue to the Avenue would cause the situation to worsen.

Mr. Aronson stated that in 2002-2003, the people cars would have to make u-turns when coming from Federal Highway to get to the parking queues. The value of the having the queue on Atlantic Avenue is that one never has to make a u-turn, go against traffic or go around the block.

Mr. Pellegrino stated that the City has changed within the last year and he would like to try relocating the queue for six months.

Ms. Franco stated that she is in favor of trial by error and suggested a three month trial period. Mr. Kornblau made a motion to recommend denial of the relocation of the queue to Atlantic Avenue. In addition, recommend that City Commission use City funds, preferably in-lieu fees, to pay for the landscape removal. The motion was seconded by Mr. Gergen and passed 5-1 with Mr. Franciosa dissenting.

The applicant was asked what changed to prompt the request for the relocation of the queue.

Mr. Pellegrino stated that the City mandated him to hire an off duty detail officer.

VIII. COMMITTEE REPORTS ON PARKING RELATED ISSUES:

None.

IX. NON-AGENDA ITEMS:

Ms. Franco asked Mr. Aronson if he is suggesting that the employee parking is being held up because staff has not had the rest of the cluster study from the Downtown Development Authority.

Mr. Aronson stated that that Ms. Franco was correct.

Mr. Gergen spoke about a private lot owned by the County that is reserved for judges. The lot is gated and is not being used. He stated that he previously asked staff to research to see if the lot can be used for parking.

Mr. Aronson stated that he found that it was a Homeland Security issue. Parking is isolated for judges so as not to mix them with the public.

Mr. Gimmy asked about parking meters placed in the Old School Square parking garage.

Mr. Aronson stated that he has an upcoming meeting to discuss this matter.

At this time, there was discussion between Board members and staff about an agreement to use the lot by Andrews Avenue that did not come to pass.

A. Comments by Staff

None.

There being no further business, Mr. Gimmy, declared the meeting adjourned at 7:05 p.m.

Venice Cobb, Executive Assistant/Board Liaison

The undersigned is the Secretary of the Parking Management Advisory Board and the information provided herein is the minutes of the meeting of said Parking Management Advisory Board on April 23, 2013, which minutes were formally approved and adopted by the Board on

Venice Cobb, Executive Assistant/Board Liaison

NOTE TO READER: If the minutes you have received are not completed as indicated above, this means they are not the official minutes of the Parking Management Advisory Board. They will become official minutes only after review and approval, which may involve some amendments, additions or deletions.

S/City Clerk/Boards/Parking Management Board/minutes