

SCOTTSDALE CITY COUNCIL
WORK STUDY SESSION MINUTES
TUESDAY, FEBRUARY 11, 2020



CITY HALL KIVA
3939 N. DRINKWATER BOULEVARD
SCOTTSDALE, AZ 85251

CALL TO ORDER

Mayor W.J. "Jim" Lane called to order a Work Study Session of the Scottsdale City Council at 4:08 P.M. on Tuesday, February 11, 2020, in the City Hall Kiva.

ROLL CALL

Present: Mayor W.J. "Jim" Lane
Vice Mayor Kathleen S. Littlefield
Councilmembers Suzanne Klapp, Virginia Korte, Linda Milhaven,
Guy Phillips, and Solange Whitehead

Also Present: City Manager Jim Thompson, City Attorney Sherry Scott,
City Treasurer Jeff Nichols, City Auditor Sharron Walker, and
City Clerk Carolyn Jagger

MAYOR'S REPORT – None

PUBLIC COMMENT

- Alex McLaren commended staff for their work on the Bond 2019 projects and the downtown parking presentation overview.
- Bob Pejman, Rosemary Preisel, French Thompson, and Don Edwards commented on parking in Downtown.

1. **Bond 2019**

Request: Presentation, discussion, and possible direction to staff regarding the implementation of Bond 2019.

Presenter(s): Dave Lipinski, City Engineer

Staff Contact(s): Dave Lipinski, City Engineer, 480-312-2641, dlipinski@scottsdaleaz.gov

NOTE: MINUTES OF CITY COUNCIL MEETINGS AND WORK STUDY SESSIONS ARE PREPARED IN ACCORDANCE WITH THE PROVISIONS OF ARIZONA REVISED STATUTES. THESE MINUTES ARE INTENDED TO BE AN ACCURATE REFLECTION OF ACTION TAKEN AND DIRECTION GIVEN BY THE CITY COUNCIL AND ARE NOT VERBATIM TRANSCRIPTS. DIGITAL RECORDINGS AND CLOSED CAPTION TRANSCRIPTS OF SCOTTSDALE CITY COUNCIL MEETINGS ARE AVAILABLE ONLINE AND ARE ON FILE IN THE CITY CLERK'S OFFICE.

City Engineer Dave Lipinski gave a PowerPoint presentation (attached) on the Bond 2019 projects.

There was consensus to move Project 62 (*Build a Bridge on Thompson Peak Parkway Bridge Over Reata Pass Wash to Improve Safety*) up on the priority list.

Councilmembers suggested the following:

- Accelerate the priority for Project 13 (*Expand Granite Reef Senior Center to Meet Demand for Adult Day Care Center*).
- Review components involved and move up those projects that are the most beneficial to tourism events, including the 2023 Super Bowl, for Project 1 (*Replace Aging Infrastructure and Improve Public and Event Spaces on Civic Center Plaza*).
- Accelerate the priority for Project 21 (*Expand Via Linda Senior Center to Meet Demand for Senior Services*).

2. Old Town Scottsdale Parking

Request: Presentation, discussion, and possible direction to staff regarding parking in Old Town Scottsdale.

Presenter(s): Randy Grant, Planning and Development Services Director

Staff Contact(s): Randy Grant, Planning and Development Services Director, 480-312-2664, rgrant@scottsdaleaz.gov

Planning and Development Services Director Randy Grant gave a PowerPoint presentation (attached) on downtown parking.

There was consensus to:

- Perform a parking study to obtain an up-to-date analysis and data on parking space utilization during different times and days, impact of transportation trends, projected residential needs, and identification of future parking needs.
- Review the in-lieu parking program.
- Enhance wayfinding solutions to identify available parking, including upgraded apps, additional signage, and painting roadways.

Councilmembers suggested the following:

- Amend parking requirements in the Zoning Ordinance to include consideration of designated guest parking for multi-family developments and hotels.
- Amend parking requirements in the Zoning Ordinance to include consideration of designated employee parking at hotels.
- Form strategic partnerships with private sector.
- Research ingress of employees into the Downtown area and its impact and suggest solutions for merchants.
- Install identifying signage at locations used for Uber and Lyft ride-sharing services.
- Increase use of 2 to 3-hour parking limit.
- Investigate potential for a paid parking component in City-owned facilities during special events.
- Provide signage on parking garages and reconfigure trolley stops at the parking garages.

MAYOR AND COUNCIL ITEMS – None

ADJOURNMENT

The Work Study Session adjourned at 6:29 P.M.

SUBMITTED BY:

A handwritten signature in blue ink, appearing to read "Carolyn Jagger".

**Carolyn Jagger
City Clerk**

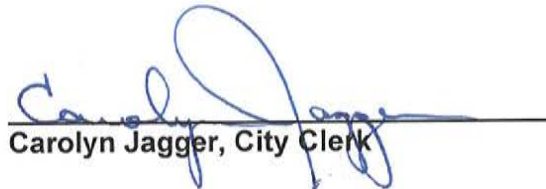
Officially approved by the City Council on March 3, 2020

CERTIFICATE

I hereby certify that the foregoing Minutes are a true and correct copy of the Minutes of the Work Study Session of the City Council of Scottsdale, Arizona held on the 11th day of February 2020.

I further certify that the meeting was duly called and held, and that a quorum was present.

DATED this 3rd day of March 2020.


Carolyn Jagger, City Clerk

Bond 2019 Project Implementation

City Council Work Study Session 2.11.2020

1

Bond 2019 Timeline

November 5, 2019

- Voters approved three questions containing 58 projects totaling \$319M.

November 25, 2019

- City Council adopted Resolution 11645 as the official canvas of the election.

Tonight - February 11, 2020

- ***Work Study Session to review the proposed Bond 2019 Project Implementation Schedule and gain direction.***

Moving Forward - Project Establishment

- Projects requiring immediate action – Council Action prior to budget adoption.
- Projects forecast in the next 5 years – Included in FY 20/21 budget adoption process.
- Projects beyond 5 years – Included in the budget process in future years.

2

Bond 2019 Work Study Outline

- Project Implementation Criteria
- Timeline Flexibility
- Presentation of the Proposed Implementation Plan
- Questions and Discussion of the Proposed Plan
- Direction on Implementation

3

Project Implementation Criteria

Project Timing

- What is the effect of the project being delivered early or late in the process?

Project Dependency

- Is a project delivered by itself or is it reliant on other project(s) being completed?

Spending by Year and Bond Issuance Timing

- Ensuring that the secondary property tax rate is not raised due to the bond issuances.
- When issued, bond proceeds must be spent within 3 years.

Operating Impacts

- Operating impacts must be included and approved in the budget to provide staffing and maintenance of each project.

Total Project Funding

- Ensuring that any funding for the projects from other sources are included in the adopted budget.

4

Timeline Flexibility:

Project Delivery Timeframe

- Phasing of large projects.
- Gaining consensus on project details during design phase.
- Construction timing restrictions.

Spending Timing

- If one project moves backward in timing, another may move forward depending on overall cost of projects.

Project Cost

- With inflation in the market, delaying a project may provide better project costs.

There is not flexibility to change projects.

5

Presentation of Proposed Implementation Plan

6

Question 2: Community Spaces and Infrastructure

20 Projects, \$112.3M

Project No.	Project Title	Estimated Budget	Fiscal Year																	
			19/20	20/21	21/22	22/23	23/24	24/25	25/26	26/27	27/28	28/29	29/30	30/31						
1	Replace Aging Infrastructure and Improve Public and Event Spaces on Civic Center Plaza	27,317,840																		
15	Build 200 Space Parking Lot off 79th Street to Serve the City Court and Scottsdale Stadium	1,530,709																		
18	Build Roadway and Pedestrian Improvements along 2nd Street from Drinkwater Blvd to Goldwater Blvd	1,845,427																		
19	Build Roadway and Pedestrian Improvements along Marshall Way North of Indian School Road	1,800,780																		
20	Build Roadway and Pedestrian Improvements along Main Street from Scottsdale Road to Brown Avenue	994,180																		
23	Repair Lakes and Irrigation at Vista del Camino Park in the Indian Bend Wash	23,512,804																		
32	Renovate and Modernize the Stage 2 Theater at the Scottsdale Center for the Performing Arts	1,200,000																		
43	Improve 5th Avenue from Scottsdale Road to Goldwater Boulevard	3,569,857																		
45	Renovate WestWorld Horse Barns to Increase Rentable Space	4,702,972																		
46	Replace the Public Address System at WestWorld	368,132																		
47	Replace WestWorld Arena Lights to Reduce Operating Costs	1,331,273																		
48	Widen 94th Street at WestWorld to Improve Access	1,469,153																		
50	Renovate Arena at WestWorld to Provide Flexible Event Space	960,298																		
51	Install Permanent Lighting at WestWorld Parking Lots to Reduce Operating Costs	1,438,293																		
52	Expand Restrooms in WestWorld North Hall	701,532																		
57	Install Solar Systems North Corporation Campus	4,810,300																		
58	Install Parasol Solar Shade Structure at City Hall Parking Lot	4,669,400																		
59	Install Solar Systems at Civic Center Campus	2,784,500																		
62	Build a Bridge on Thompson Peak Parkway Bidge over Reata Pass Wash to Improve Safety	6,300,000																		
63	Build Parking Structures in Old Town Scottsdale	20,962,600																		

Design ■

Construction ■

Land Acquisition ■

Purchase & Install ■

9

Question 3: Public Safety and Technology

24 Projects, \$94.1M

Project No.	Project Title	Estimated Budget	Fiscal Year																		
			19/20	20/21	21/22	22/23	23/24	24/25	25/26	26/27	27/28	28/29	29/30	30/31							
4	Replace Outdated Emergency Response Equipment for Fire Department	2,057,000																			
5	Modernize Computer Equipment Rooms to Protect City Servers	691,600																			
6	Replace Emergency Power Source for Public Safety Radio Network	305,240																			
7	Replace Outdated 94-1-1 Computer Aided Dispatch and Records Management to Improve Efficiency	591,156																			
8	Replace Website Management Software	188,656																			
9	Install Fiber Optic Infrastructure to Reduce Operating Costs	11,385,655																			
11	Replace Document Management System to Improve Public Access to Information	674,000																			
12	Update Scottsdale's 15-year-old Digital Terrain Model	177,240																			
14	Replace Obsolete Planning and Permitting Software	2,984,000																			
16	Replace the City's Obsolete Training Software	342,000																			
17	Obtain a Citywide Data Management and Analytics Solution for Data-Based Decision Making	62,000																			
26	Replace Deteriorating Vehicle Training Track at the Police and Fire Training Facility	1,919,401																			
27	Modernize and Expand the Police and Fire Training Facility	4,227,262																			
28	Build a New Fire Station near Hayden Road and the Loop 101 to Improve Response Times	10,470,043																			
29	Replace Workstations at 911 Communications Dispatch Center to Accommodate New Technology	538,522																			
33	Renovate the Via Linda Police Station to Increase Efficiency	16,600,000																			
34	Build New Fire Station at 90th Street and Via Linda to Replace Aging Facility	5,914,028																			
35	Install Bullet Proof Glass in Reception Areas of Police Department Facilities	977,256																			
36	Provide Free Public WiFi at the Civic Center Plaza	57,200																			
37	Implement an Inventory and Asset Control System for City Technology	572,000																			
38	Build a new Fire Department Training Facility	18,258,520																			
39	Renovate the Foothills Police Station to Accommodate Current Staffing Levels	1,024,000																			
40	Renovate and Expand the Civic Center Jail and Downtown Police Facility to Meet Demand	13,102,518																			
44	Replacement of Fire Utility Truck to be used on the ground activity and response to Hazardous Materials and Technical Rescue incidents	782,638																			

Started ■

Design ■

Construction ■

Land Acquisition ■

Purchase & Install ■

10

Proposed Project Initiation by Year

FY 19/20

Replace Tennis Court Surface at Indian School Park and Tennis Center (Q1, P10)

Install High Efficiency Sports Lighting at 4 Facilities (Q1, P24)

Build Multi-use Sport Fields in the area of Bell Road (Q1, P55)

Replace Aging Infrastructure and Improve Public and Event Spaces on Civic Center Plaza (Q2, P1)

Expand Restrooms in WestWorld North Hall (Q2, P52)

*Replace Outdated Emergency Response Equipment for Fire Department (Q3, P4)

Replace Emergency Power Source for Public Safety Radio Network (Q3, P6)

Install Fiber Optic Infrastructure to Reduce Operating Costs (Q3, P9)

Replace the City's Obsolete Training Software (Q3, P16)

Replacement of Fire Utility truck to be used on Fire Ground Activity and Response to Hazard Materials and Technical Rescue Incidents (Q3, P44)

* Project initiated in Resolution 11652 adopted 11/25/2019

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Proposed Project Initiation by Year

FY 20/21

Add Splash Pad and Improve Walkways at McCormick Stillman Railroad Park (Q1, P2)

Build a 17-Acre Neighborhood Park at Ashler Hills Drive and 74th Way-Whisper Rock (Q1, P55)

Build Roadway and Pedestrian Improvements along 2nd Street from Drinkwater Blvd to Goldwater Blvd (Q2, P18)

Repair Lakes and Irrigation at Vista del Camino Park in Indian Bend Wash (Q2, P23)

Renovate WestWorld Horse Barns to Increase Rentable Space (Q2, P45)

Replace the Public Address System at WestWorld (Q2, P46)

Replace WestWorld Arena Lights to Reduce Operating Costs (Q2, P47)

Renovate Arena at WestWorld to Provide Flexible Event Space (Q2,P50)

Install Solar Systems North Corporation Campus (Q2,P57)

Build Parking Structures in Old Town Scottsdale (Q2, P63)

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Proposed Project Initiation by Year

FY 20/21 (Continued)

Modernize Computer Equipment Rooms to Protect City Servers – Phase 1 (Q3, P5)

Replace Outdated 911 Computer Aided Dispatch and Records management to Improve Efficiency (Q3, P7)

Replace Website Management Software (Q3, P8)

Replace Document Management System to Improve Public Access to Information (Q3, P11)

Update Scottsdale's 15-year-old Digital Terrain Model (Q3, P12)

Replace Obsolete Planning and Permitting Software (Q3, P14)

Obtain a Citywide Data Management and Analytics Solution for Data-Based Decision Making (Q3, P17)

Replace Deteriorating Vehicle Training Track at the Police and Fire Training Facility (Q3, P26)

Modernize and Expand the Police and Fire Training Facility (Q3, 27)

Replace Workstations at 911 Communications Dispatch Center to Accommodate New Technology (Q3, P29)

Install Bullet Proof Glass in Reception Areas of Police Department Facilities (Q3, P35)

Provide Free Public WiFi at the Civic Center Plaza (Q3, P36)

Implement an Inventory and Asset Control System for City Technology (Q3, P37)

Build a new Fire Department Training Facility (Q3, P38)

13

Proposed Project Initiation by Year

FY 21/22

Indian School Park Field 1 Lighting (Q1, P30)

Install Solar Heating System for Eldorado Pool (Q1, P41)

Build 200 Space Parking Lot off 75th Street to Serve the City Court and Scottsdale Stadium (Q2, P15)

Build a New Fire Station near Hayden Road and the Loop 101 to Improve Response Times (Q3, P28)

Renovate and Expand the Civic Center Jail and Downtown Police Facility to Meet Demand (Q3, P40)

14

Proposed Project Initiation by Year

FY 22/23

Double the Solar Power Generating Capacity at Appaloosa Library (Q1, P60)

Purchase Land, Expand Pinnacle Peak Park Parking Lot, Staff Office and Restrooms, Renovate Hiking Trail and Construct an Interpretive Trail (Q3, P61)

Install Parasol Solar Shade Structure at City Hall Parking Lot (Q2, P58)

Modernize Computer Equipment Rooms to Protect City Servers – Phase 2 (Q3, P5)

FY 23/24

Expand Granite Reef Senior Center to Meet Demand for Adult Day Care Center (Q1, P13)

Build New Swimming Pools and Replace Building at Cactus Pool (Q1, P22)

Add a Dog Park to Thompson Peak Park (Q1, P42)

Install Solar Systems at Civic Center Campus (Q2, P59)

FY 24/25

Renovate and Modernize the Stage 2 Theater at Scottsdale center for the Performing Arts (Q2, P32)

Modernize Computer Equipment Rooms to Protect City Servers – Phase 3 (Q3, P5)

15

Proposed Project Initiation by Year

Outside of 5-year CIP (FY 25/26 and Beyond)

Expand Via Linda Senior Center to Meet Demand for Senior Services (Q1, P14)

Replace Aging Buildings that Comprise Paiute Community Center (Q1, P25)

Build Roadway and Pedestrian Improvements along Marshall Way North of Indian School Road (Q2, P19)

Build Pedestrian Improvements along Main Street from Scottsdale Road to Brown Avenue (Q2, P20)

Improve 5th Avenue from Scottsdale Road to Goldwater Boulevard (Q2, P43)

Widen 94th Street at WestWorld to Improve Access (Q2, P48)

Install Permanent Lighting at WestWorld Parking Lots to Reduce Operating Costs (Q2, P51)

Build Bridge on Thompson Peak Parkway over Reata Pass Wash to Improve Safety (Q2, P62)

Renovate the Via Linda Police Station to Increase Efficiency (Q3, P33)

Build New Fire Station at 90th Street and Lia Linda to replace aging Facility (Q3, P34)

Renovate the Foothills Police Station to Accommodate Current Staffing Levels (Q3, P39)

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Questions and Discussion of the Proposed Plan

Direction on Implementation

17

Additional info

18

Bell Road Multi-Use Sports Fields

19



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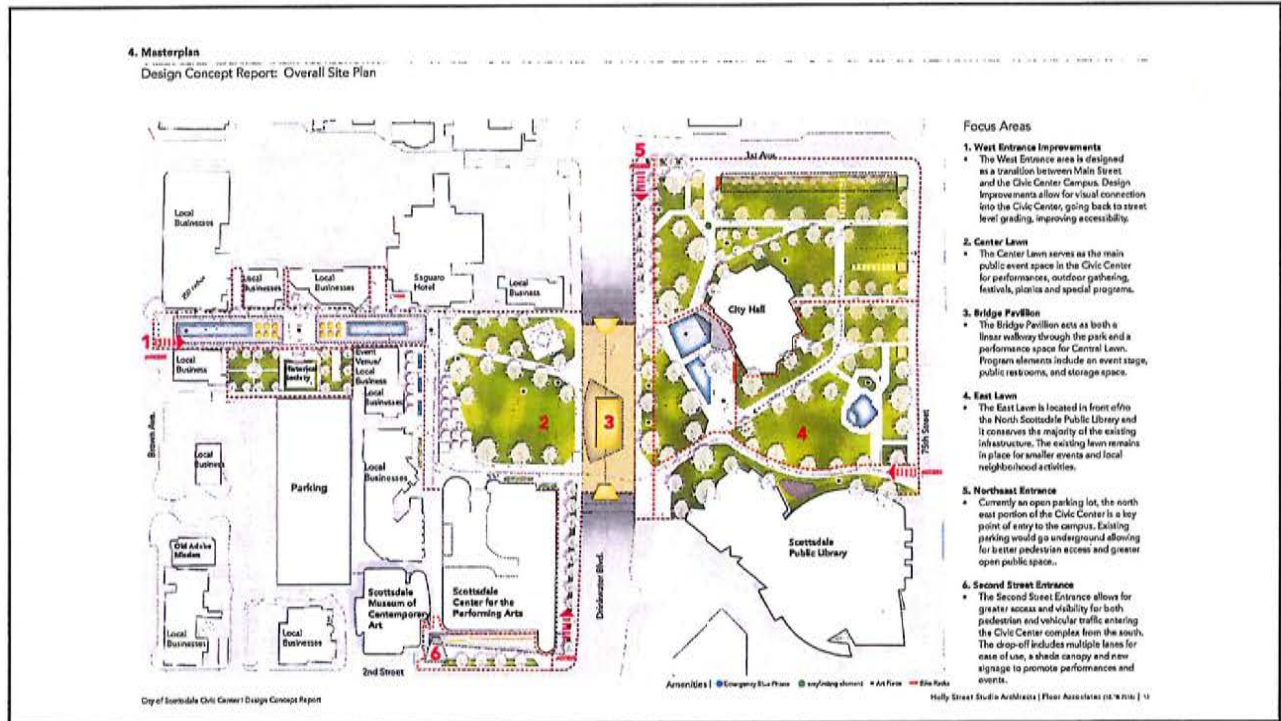
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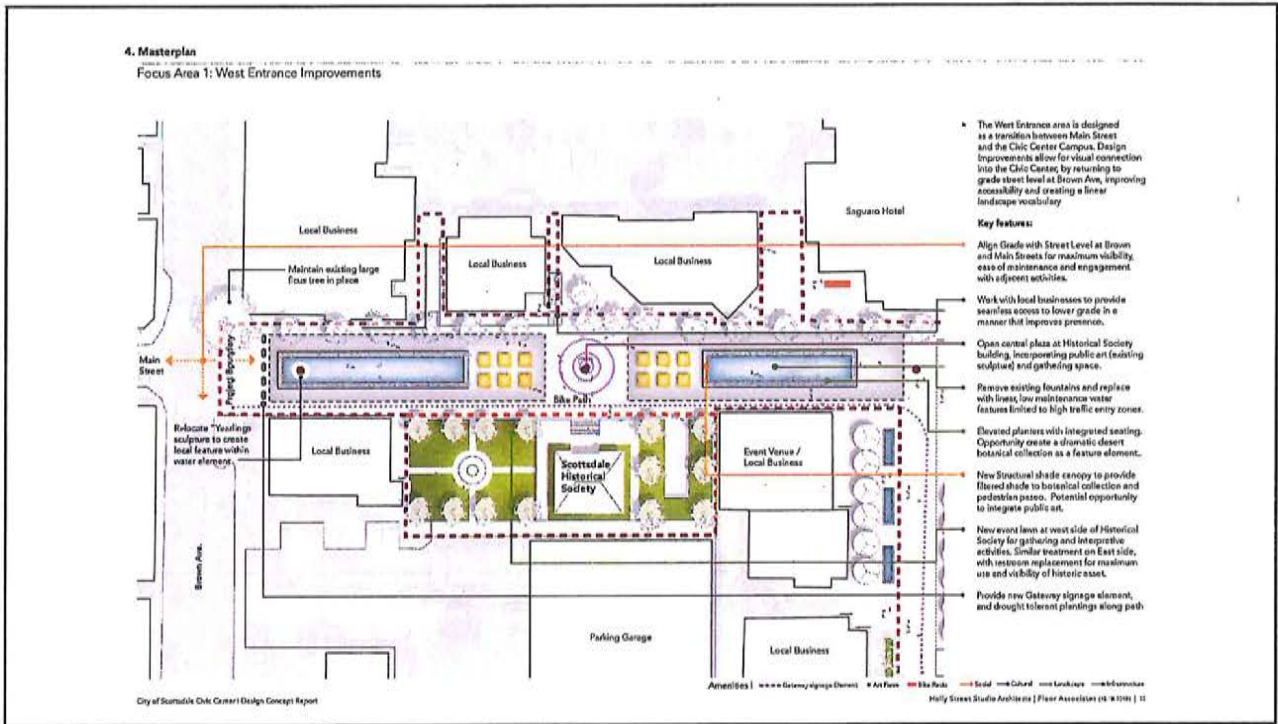
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Civic Center Mall Masterplan

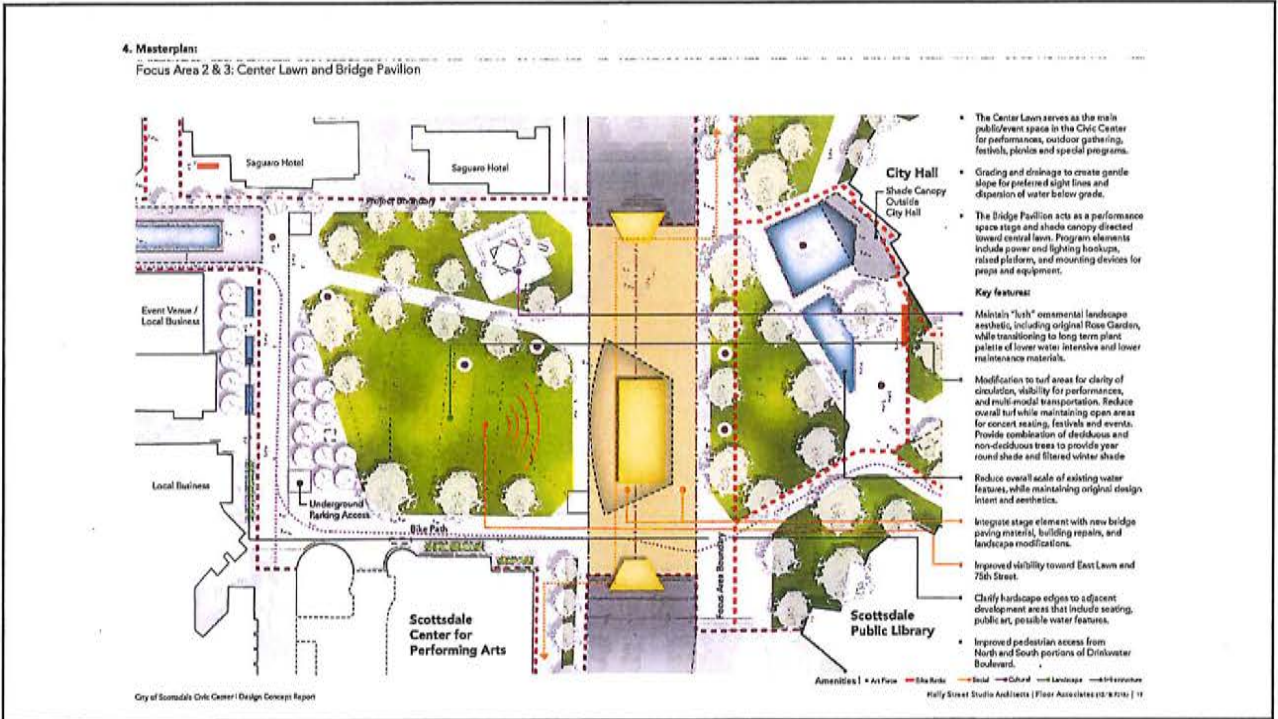
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OLD TOWN PARKING

Scottsdale City Council Study Session
February 11, 2020

1

Old Town Parking

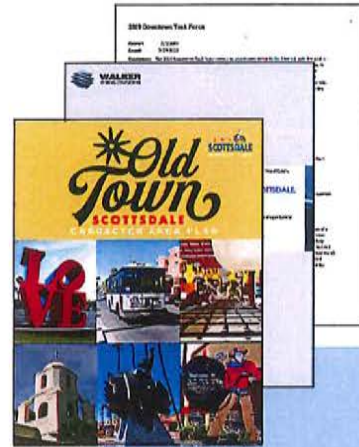
Policies that have guided parking management in Old Town:

- a. Presumption of maintaining free parking in downtown
- b. Allow options for small lot owners to reinvest without making parking a “deal-killer”
- c. Bring more people to downtown to support businesses
- d. Promote efficient use of parking
- e. Provide adequate public parking within an acceptable walking distance
- f. Acknowledge parking needs in downtown and anticipate future needs, neither excessively under-parking nor over-parking
- g. Accommodate special events/circumstances (Spring Training, Canal Convergence, Artwalk) that may cause parking shortages in some areas

2

Building on Past Plans/Studies

1. Downtown Plan Adopted – 1984
2. Downtown Zoning Ordinance - 1985
3. IBI Group Study – 1988
4. Blue Ribbon Committee on Future of Downtown –1999
5. Downtown Task Force – 2001
6. Downtown Scottsdale Development Program – 2001
7. Walker Consultant Study - 2003
8. Downtown Task Forces – 2009, 2011
9. Walker Parking Study – 2015
10. Downtown Plan Update - 2018



3

Old Town Parking Components

1. Historical Perspective

- Improvement District Parking Lots
- Public Parking Lots
- On-street Parking
- On-lot Parking
- P-2/P-3 Parking Credits
- In-lieu Parking Spaces
- Downtown Overlay

4

Old Town Parking Components

2. Parking, Pedestrians, and Old Town

3. Current Conditions

- Parking Requirements for Downtown
- Parking Data

4. Planning for the Future

- Parking Trends
- Potential Enhancements

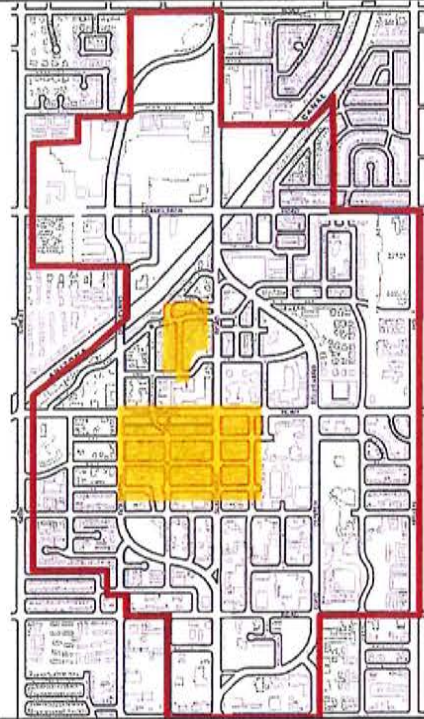
5

HISTORICAL PERSPECTIVE

6

Improvement District Parking Lots

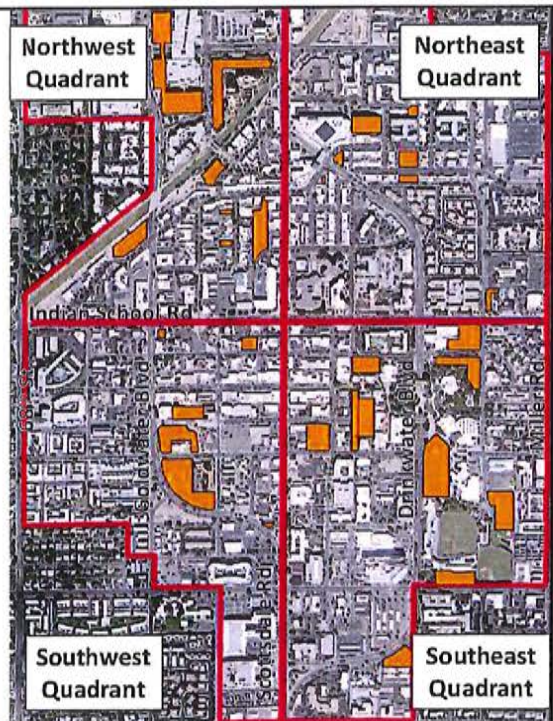
1. Improvement Districts were created in the 60's and 70's as a way for property owners to meet parking requirements through shared parking lots.
2. Owners of ID lot credits have paid for those credits and they are conveyed with the property.
3. Primary Improvement Districts were:
 - a) 5th Ave./Craftsman Court area (349)
 - b) West Main/Civic Center area (1,211)



7

Public Parking Lots and Structures

There are over 30 parking lots and structures distributed throughout downtown that provide more than 6,600 public parking spaces for Old Town.



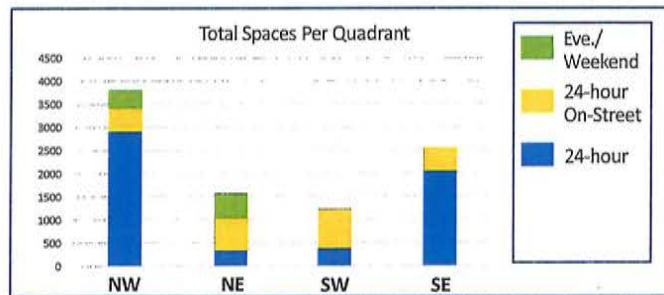
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On-Street Parking

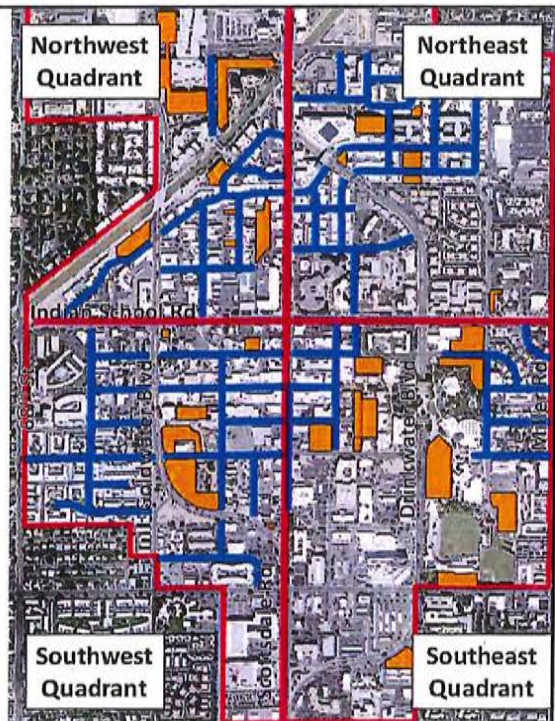
1. The “original” downtown parking
2. Prior to 2005, on-street parking was counted toward meeting the adjacent property owner’s required parking
3. In 2005 the ordinance was changed to not allow that credit, reflecting that on-street parking is public parking
4. Today there are more than 2,361 on-street public spaces located throughout downtown

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Public Lots, Structures, and On-street Spaces



Northwest Quadrant	Northeast Quadrant	Southwest Quadrant	Southeast Quadrant
24-hour Spaces = 2,924	24-hour Spaces = 294	24-hour Spaces = 425	24-hour Spaces = 2,049
Eve./Weekend Spaces = 414	Eve./Weekend Spaces = 502	Eve./Weekend Spaces = 0	Eve./Weekend Spaces = 0
On-street Spaces = 473	On-street Spaces = 809	On-street Spaces = 775	On-street Spaces = 511
Total Spaces = 3,811	Total Spaces = 1,605	Total Spaces = 1,200	Total Spaces = 2,560



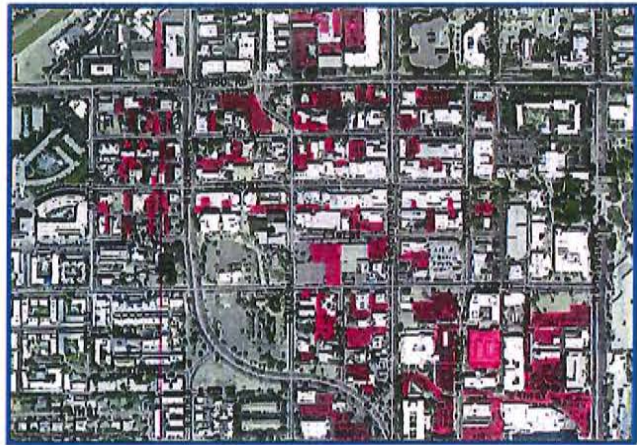
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On-Lot Parking

Many lots have parking spaces on the property or along an alley



3rd/5th Ave area



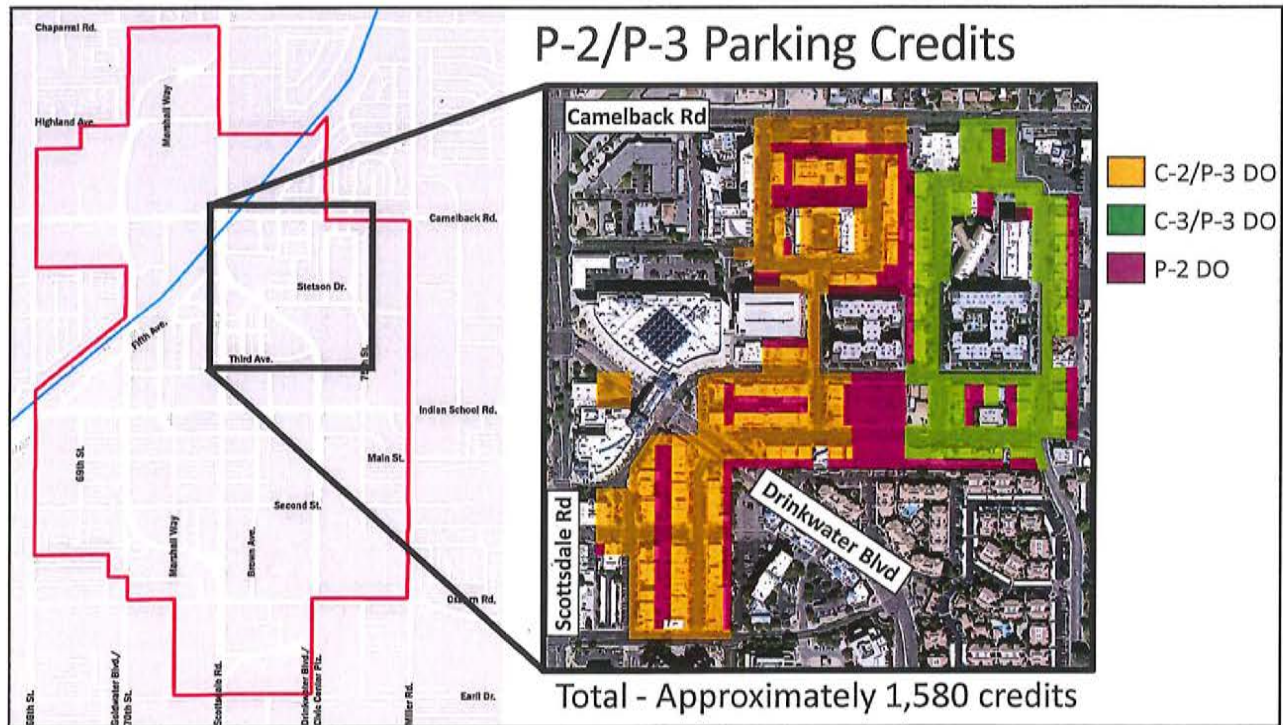
West Main/Old Main area

11

P-2/P-3 Parking Credits

1. P-3 zoning was created in 1972 and allocates credits to some lot owners
2. Presumed surface lots and on-street parking in the area provided sufficient parking
3. Is limited to specific areas of downtown, no new P-3 credits are being created
4. The number of P-3 lot credits has been reduced over time through rezoning to the "D" downtown district

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In-Lieu Parking

1. Many cities use in-lieu parking as a parking option
2. Initiated in 1985 to allow reinvestment on properties that couldn't provide parking on-site
3. Initial cost of each space (\$7,500) was based on cost of providing surface parking
4. Limited available land has reduced opportunities for additional surface parking
5. Cost has increased with inflation, currently is \$13,800/space
 - a) Actual cost is closer to \$45,000/space (structured)
 - b) Payment options – purchase, lease, nighttime only

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In-Lieu Parking

6. 496 in-lieu spaces have been permanently credited since 1986
7. From 1985 through 2019 - \$2,913,281 was generated
 - a) Currently \$308,719 available in fund
8. In-lieu funds have been used to provide new parking
 - a) Approximately 855 spaces have been constructed using in-lieu funds

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Public Parking Added Since 1990

1. Waterfront Garage	300 spaces
2. 3 rd Ave/Craftsman Garage	222 spaces
3. Old Town Corral Garage	136 spaces
4. Galleria	127 spaces
5. Southbridge	264 spaces
6. Nordstrom's	2,200 spaces
Total =	<u>3,249 new spaces</u>

16

Downtown Overlay

1. Was designed to stimulate revitalization (adopted in 2003)
2. Allowed the addition of up to 2,000 square feet of residential (4 units max.), retail, restaurant, or office use without additional parking required
3. Simplified the process of determining parking required for existing properties
4. Applies to additions to existing lots, not to lot assemblages

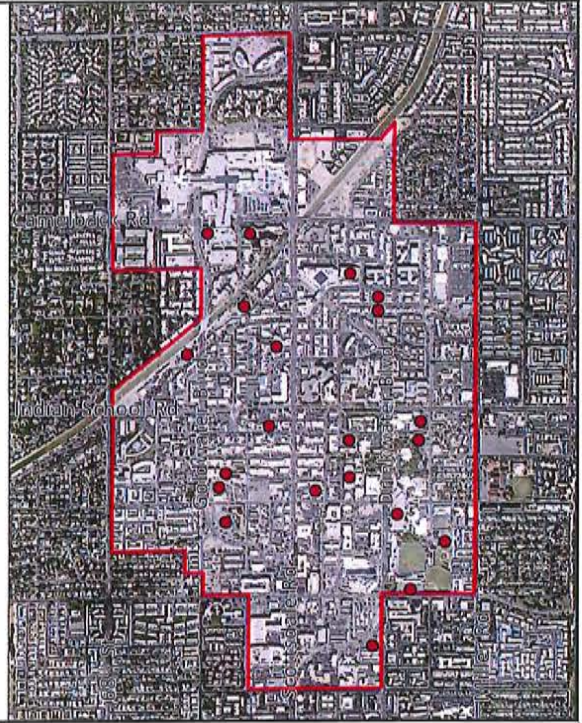
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PARKING, PEDESTRIANS, AND OLD TOWN

18

Public Parking - Walkability

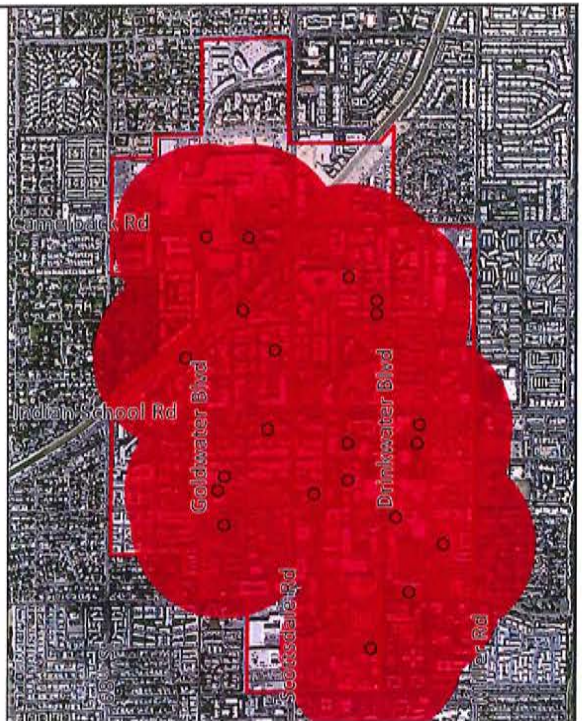
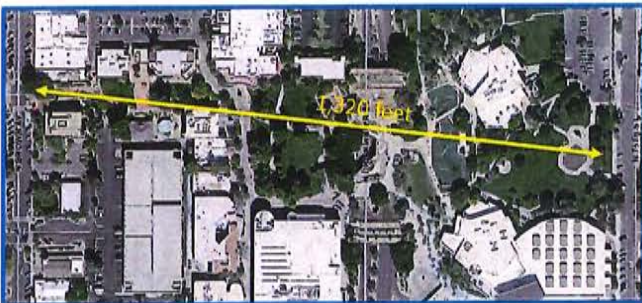
The red dots on the map indicate public parking lots or structures in Old Town



19

Public Parking - Walkability

The distance from the east end of the Scottsdale Mall to the Brown Ave entrance is 1,320 feet (6 min. walk).



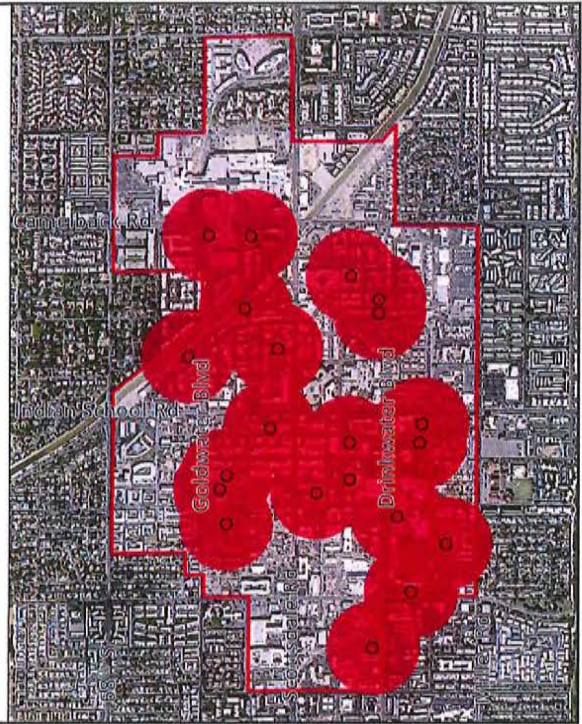
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Public Parking - Walkability

660 feet is 1/8th of a mile, or one city block – the distance from the front door of City Hall to the main entrance to the Center for the Performing Arts (3 min walk).



The red area to the right indicates a radius of 660 feet from public parking lots and structures in Old Town.



21

By implementing the Downtown Design Guidelines, including....

- A continuous pedestrian experience
- Covered walkways
- Street furniture
- Shade
- Inviting spaces
- Wide sidewalks
- Art and visual interest

....660 feet is very walkable.



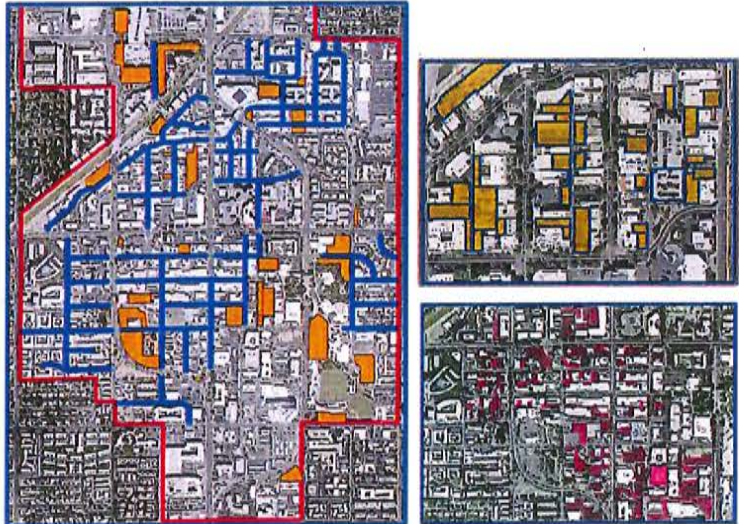
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Parking in Old Town

With 6,611 public spaces in parking structures and on public parking lots, and more than 2,361 on-street parking spaces, there are 8,972 public parking spaces in Old Town.

In addition, there are 9,066 parking spaces in private parking lots within Old Town. Although not always available to the public, these spaces offset the parking demand for employees and patrons for many businesses and offices in Old Town.

In total, there are 18,038 parking spaces serving Old Town.



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Walker Study - 2015

The overall supply of parking in Old Town is adequate.

Parking is not perfectly distributed, with more public parking provided in the Northwest and Southeast quadrants.

The Northeast quadrant is the most unevenly balanced.

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CURRENT CONDITIONS

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Parking Overview



· West Main District
January 31, 2020 1:45 pm



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Parking Overview



Stagebrush Theater

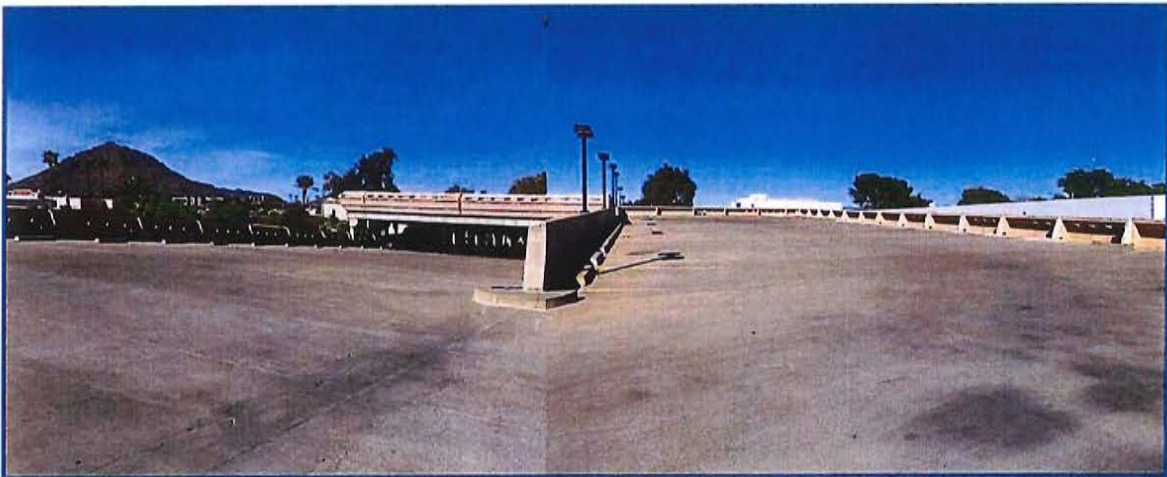
January 31, 2020 2:00 pm



Loloma Lot

27

Parking Overview



Civic Center Garage – Jan 31, 2020 2:10 pm

28

Parking Overview



Brown Street Garage

January 31, 2020 2:20 pm



Rose Garden Lot

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Vacant Spaces During Events

		March 7	March 9	March 15	March 17
Event	Giants	X	X	X	X
	Farmers Market		X		
	Art Festival		X		
	Art Walk	X			
	Sunday Art Fair				X
Parking Location	Artist's School	51	36	9	48
	Stagebrush Lot	36	42	50	85
	Museum Garage	27	0	40	34
	3 rd Ave Garage	127	38	14	123
	Civ Center Garage	111	19	25	0
	CC Library Garage	102	8	0	0

30.

Parking Requirements

1. Ratios for different land uses established in earliest Scottsdale zoning ordinance
 - a. Typically expressed as “1 space per XXX square feet” or “XX spaces per dwelling unit”
2. Parking is based on averages – not an exact science
 - a. A trendy, popular restaurant requires more parking than others
 - b. Office parking demand can vary by office type
3. Required parking intended to accommodate all users

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Parking Requirements Cont'd

4. Mixed-use/time of use reductions allowed when demonstrated
 - a. Combinations of day and nighttime uses in a development or area can improve efficiency
 - b. Parking can be shared between uses
5. Reductions allowed through parking master plan
 - a. Intended to promote efficiency and sustainability
 - b. Zoning Administrator may approve reduction up to 20%
 - c. City Council may approve reductions beyond 20%

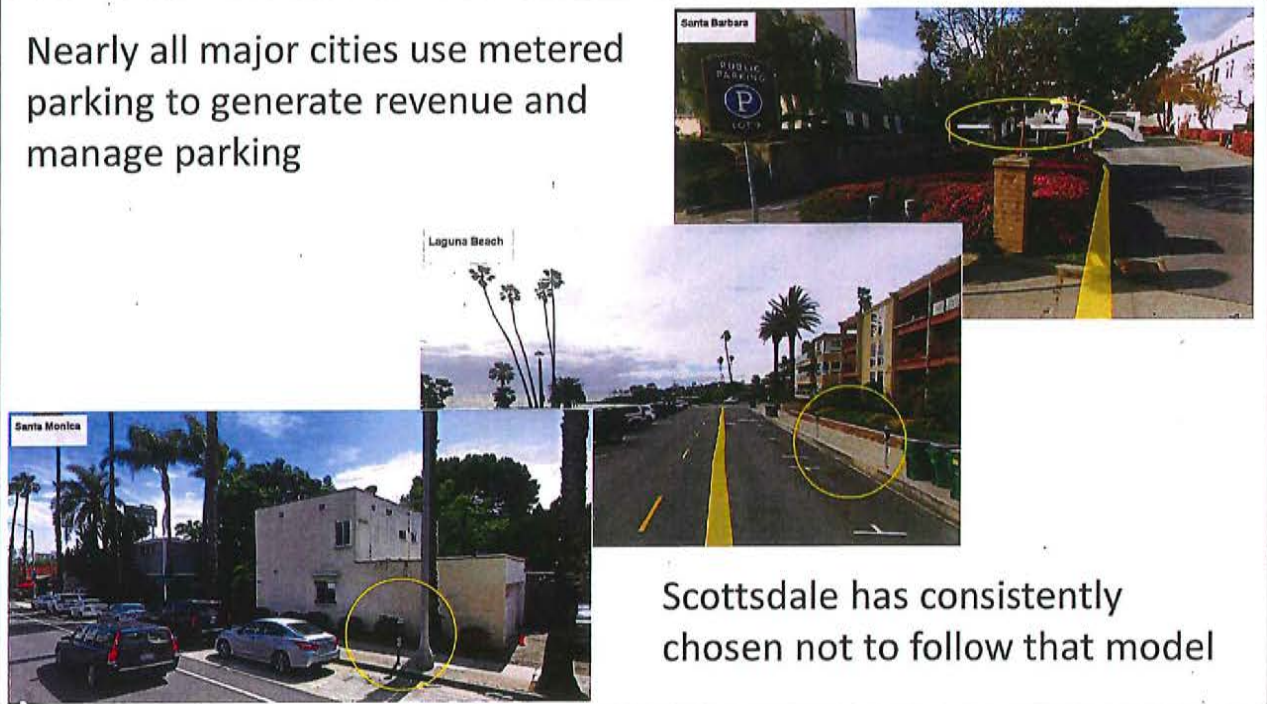
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Parking Management

1. Shortage of parking often relates to convenience, not availability
2. Management of parking can affect efficiency
 - a. Leasing out parking to one use can make it unavailable to other uses
 - b. Signage can help identify where parking is located
 - c. Private parking can be a factor in providing off-peak parking
 - d. On-street parking can be managed by time limitations
3. Technology can help identify available parking
4. Sharing parking between public and private uses is more efficient

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Nearly all major cities use metered parking to generate revenue and manage parking



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Parking Requirements – Valley Comparison

1. All Valley cities have different parking requirements for downtown and non-downtown areas
2. Phoenix, Peoria, and Surprise don't have minimum parking requirements in downtown
3. Avondale and Gilbert can reduce parking requirements in downtown by up to 50% if proven to be adequate
4. Chandler, Glendale, Mesa and Tempe have discretion to establish parking requirements in mixed use developments

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Parking Requirements – Valley Comparison

6. All Valley cities have a lower parking requirement for hotels than Scottsdale
7. Chandler and Gilbert have a higher parking requirement for "call centers" than for other "office" uses
8. All have similar requirements for retail uses
9. Most require guest parking for multifamily projects
10. Gilbert and Glendale have the same requirement for multifamily as Scottsdale. Others are higher.

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Trends in Parking

1. Increase in use of ride-sharing (Uber/Lyft) services
2. Autonomous vehicles will change parking patterns
3. Changes in transportation preferences
4. More intense office uses/call centers
5. Changes in shopping patterns
6. Some cities are eliminating parking minimums

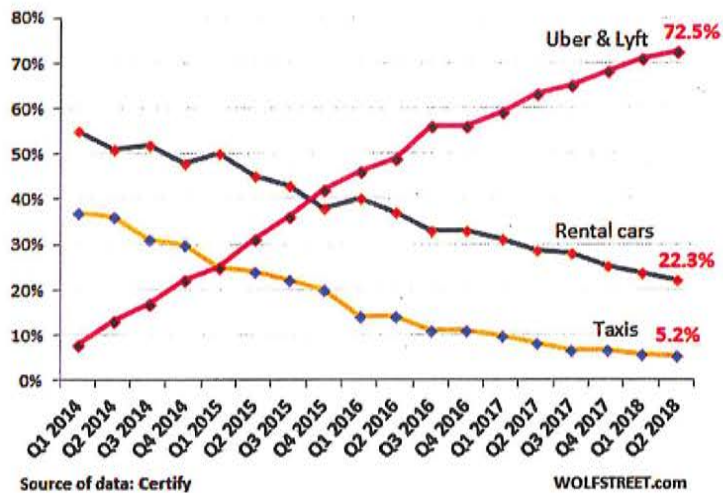
37

Increasing Use of Ride Sharing (Uber, Lyft)

Ride sharing now constitutes 72.5% of ground transportation, compared to rental cars (22.3%) and taxis (5.2%)

At Sky Harbor airport, ride sharing rose from 19,943 in June of 2016 to 186,946 in January of 2019, an increase of 837%.

Uber & Lyft Crush Taxis and Rental Cars
% of Ground Transportation Travel Reimbursements



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Variation in Vehicle Ownership Rates

1. Old Town Condos	1.28
2. Peaceful Valley single family	1.39
3. Old Town single family	1.68
4. McDowell and Miller area	1.75
5. Desert Mountain	2.0
6. Paradise Valley	2.24

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Trends in Hotel Parking

1. Scottsdale's requirement exceeds all 13 benchmark cities by at least 25%
2. Cities with no minimum parking requirements for downtown hotels - Santa Monica, Boulder, Austin, Nashville, Portland, Fayetteville
3. ACE Hotel Data – 0.6 spaces/room meets Saturday peak demand 98.75% of the time
4. Experience Scottsdale survey – 44% of guests park at the hotel, 89% only need one space per 2 or 3 rooms
5. Two downtown Scottsdale hotel examples (data collected March, 2018 on Spring Training game days) – peak demand = 0.44 to 0.59 spaces per room

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Trends in Residential Parking

1. Institute of Transportation Engineers – ITE
 - a) ITE – 5th Edition parking generation is 17.7% less than that in the 4th Edition, published 9 years earlier
 - b) Scottsdale's requirement for residential is 19.8% higher than the 5th Edition of the ITE
2. Luxury residential management providing vehicle use as a convenience
3. Carsharing increasing in popularity
4. Apartment leasing at 95% (highest in valley), little indication that parking is deterring lease rates or occupancy rates (highest in valley)

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Old Town Parking – Planning for Tomorrow

1. We shouldn't plan for tomorrow using only yesterday's assumptions and technology
2. Whether we accept trends in parking demand or not, change will occur
3. We should plan with an emphasis on flexibility and should have the willingness and ability to adapt to changing conditions
 - a) Design parking structures that can be converted to other uses in the future
 - b) Promote innovation in meeting tomorrow's parking needs
 - c) Utilize public/private partnerships to supplement public parking
4. Balance costs with community expectations

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Enhancements to Consider

1. Modify In-Lieu Program
2. Amend parking requirements in Zoning Ordinance
3. Enhance wayfinding to available parking
4. Form strategic partnerships with private sector

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Enhancements to Consider

5. Management of parking
 - a) Increase use of 2-3 hour parking limit
 - b) Temporary parking for special events
 - c) Use of valet, Uber/Lyft or alternatives to meet peak demand for events
 - d) Paid vs. free parking
6. Data Collection
7. Build more public parking

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OLD TOWN PARKING

END OF PRESENTATION

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DOWNTOWN PARKING COMPARISON - VALLEY CITIES

	Specific to DT?	Parking Reductions?	Multifamily (per unit)	Guest Parking	Hotel	Office	Retail
Avondale	Yes	Up to 50% of parking required	Studio - 1.5 1-Bedroom - 1.5 2-Bedroom - 1.75 3-Bedroom - 2	1 space per 10 units	1.3 spaces per room	1 space per 333 sq. ft.	1 space per 300 sq. ft.
Chandler	Yes	Zoning Administrator has discretion to reduce parking	Studio - 1 1-Bedroom - 1.5 2-Bedroom - 2	N/A	1 space per room	1 space per 250 sq. ft., 1 space per 150 sq. ft. for call center	1 space per 250 sq. ft.
Gilbert	Yes	Up to 50% reduction for shared parking	Studio - 1 1-Bedroom - 1 2-Bedroom - 2	1 space per 4 units	1.1 space per room	1 space per 250 sq. ft., 1 space per 150 sq. ft. for call center	1 space per 250 sq. ft.
Glendale	Yes	Parking determined by Planning Director	Studio - 1 1-Bedroom - 1 2-Bedroom - 2	1 space per 3 units	1 space per room	1 space per 300 sq. ft.	1 space per 250 sq. ft.
Mesa	Yes	Parking can be reduced by CUP	Within 1/4 mile of transit - 1.2 to 1.4 All other - 2.1	N/A	1 space per room	1 space per 375 sq. ft.	N/A
Peoria	Yes	No parking required in Downtown Mixed Use district	Studio - 1 1-Bedroom - 1.5 2-Bedroom - 2	1 space per 10 units	1 space per room	1 space per 200 sq. ft.	1 space per 300 sq. ft.
Phoenix	Yes	No parking required in downtown core and along transit corridors	Studio - 1 1-Bedroom - 1.5 2-Bedroom - 1.5 3-Bedroom - 2	Studio - 1 1-Bedroom - 1.5 2-Bedroom - 1.5 3-Bedroom - 2	1 space per room	1 space per 300 sq. ft.	1 space per 300 sq. ft.
Scottsdale	Yes	Reduction allowed for shared mixed-use	Studio - 1 1-Bedroom - 1 2-Bedroom - 2 3-Bedroom - 2	N/A	1.25 spaces per room	1 space per 300 sq. ft.	1 space per 300 sq. ft.
Surprise	Yes	No parking required in City Center	Studio - 1.5 1-Bedroom - 1.5 2-Bedroom - 2 3-Bedroom - 3	N/A	0.8 spaces per room	1 space per 250 sq. ft.	1 space per 300 sq. ft.
Tempe	No	Parking in mixed use districts established in the Planned Area Development	Studio - 1 1-Bedroom - 1.5 2-Bedroom - 2 3-Bedroom - 2.5	1 space per 5 units	1 space per room	1 space per 300 sq. ft.	1 space per 300 sq. ft.

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Public Parking Locations

Daytime Spaces = 5,692
 Eve. Weekend Spaces = 6,577
 Total Spaces = 6,577

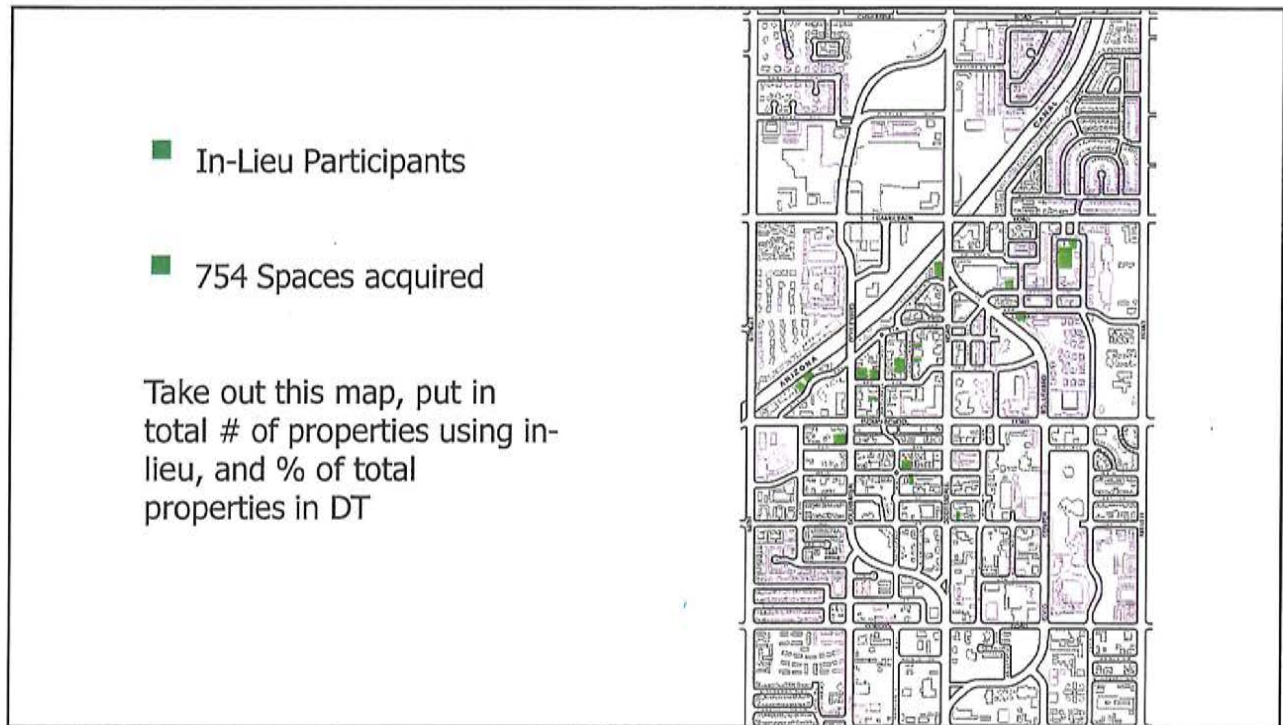
Work/Ar	Total Per Location	Daytime Spaces	Night and Weekend Spaces	Location Name
1	200	200	200	Henderson's Parking Garage
2	300	0	300	Waterfront Underground Parking
3	284	170	284	South End's Underground Parking
4	11	11	11	Craftsman Court North Lot
5	18	18	18	Craftsman Court South
6	409	409	409	3rd St. Avenue Garage
7	116	116	116	Rose Garden Lot
8	528	127	528	Gardens Garage
9	72	72	72	Shelton-Waldrop Lot
10	22	22	22	Shelton Lot
11	16	16	16	6th/Walpole Dist Lot
12	6	6	6	Coach House Lot
13	52	52	52	1st Avenue Lot
14	130	130	130	Main Street Plaza Underground Parking
15	95	95	95	Stuyvesant Theater Lot
16	127	127	127	Goldwater Curve Lot
17	15	15	15	Goldwater Southside Lot
18	50	50	50	Drinker Civic Center Lot
19	118	118	118	Stadium Lot
20	132	132	132	Justice Center Lot
21	685	685	685	Library Garage
22	19	19	19	City Hall Lot
23	108	108	108	One Civic Center Lot
24	22	22	22	Community Design Center Lot
25	123	123	123	Peapack Lot
26	168	168	168	Civic Center Mall Garage
27	22	22	22	Los Olivos Lot
28	71	71	71	Civic Center West Lot
29	224	224	224	Old Team Central Underground Surface Garage
30	8	8	8	Stevens Drinker Lot
31	7	7	7	5th Drinker Lot



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DOWNTOWN PUBLIC PARKING COUNTS				Updated 2-17-08		Public Parking Increase since 2003 by Area	
Facilities 2003		Facilities 2004		Facilities 2008		2003 to 2008	
Day Space	Day Space	Day Space	Day Space	Day Space	Day Space	Day Space	Day Space
5th Ave. Marshall Way Districts							
5th Ave. Lot	187	5th Ave. Garage	400	5th Ave. Garage	400	5th Ave. Marshall Way	400
No. Craftsman Lot	18	No. Craftsman Lot	18	No. Craftsman Lot	18	No. Craftsman Lot	18
Rose Garden Lot	119	Rose Garden Lot (Const)	65	Rose Garden Lot	118	Rose Garden Lot	118
Curb Spaces	502	Curb Spaces	502	Curb Spaces	558	Curb Spaces	558
Total	834	Total	985	Total	1,078	Total	1,078
Waterfront District							
Henderson Garage	2,000	Waterfront Garage	2,300	Waterfront Garage	2,300	Waterfront	2,300
Curb Spaces	300	Curb Spaces	300	Curb Spaces	317	Curb Spaces	317
Total	2,300	Total	2,600	Total	2,617	Total	2,617
West Main/Labama Areas							
Coach House lot	8	Coach House lot	8	Coach House lot	8	Coach House lot	8
Main St. Lot	52	Main St. Lot	52	Main St. Lot	52	Main St. Lot	52
America West Lot	127	America West Lot	80	America West Lot	127	America West Lot	127
Stuyvesant Lot	95	Stuyvesant Lot (const)	15	Stuyvesant Lot	95	Stuyvesant Lot	95
Old Orange Lot	56	Old Orange Lot (const)	15	Old Orange Lot	0	Old Orange Lot	0
Curb Spaces	346	Curb Spaces	334	Curb Spaces	334	Curb Spaces	334
Total	684	Total	648	Total	744	Total	60
NE Quadrant							
Galbraith Garage	127	Galbraith Garage	127	Galbraith Garage	127	Galbraith	127
6th/Station Lot	88	6th/Station Lot	88	6th/Station Lot	88	6th/Station Lot	88
Shelton Corner Lot	22	Shelton Corner Lot	22	Shelton Corner Lot	22	Shelton Corner Lot	22
5th/Drinker No. Lot	8	5th/Drinker No. Lot	8	5th/Drinker No. Lot	8	5th/Drinker No. Lot	8
5th/Drinker So. Lot	10	5th/Drinker So. Lot	10	5th/Drinker So. Lot	10	5th/Drinker So. Lot	10
Curb Spaces	554	Curb Spaces (after const)	509	Curb Spaces (after const)	523	Curb Spaces	523
Total	818	Total	763	Total	778	Total	-41
Old Town							
Civic Center Garage	373	Civic Center Garage	373	Civic Center Garage	373	Civic Center Offices and Mall	373
Let West of Garage	77	Let West of Garage	77	Let West of Garage	77	Let West of Garage	77
Los Olivos Lot	22	Los Olivos Lot	22	Los Olivos Lot	22	Los Olivos Lot	22
Old Town Central	88	Old Town Central	224	Old Town Central Garage	224	Old Town Central	224
Backboard Lot	119	Backboard Lot	119	Backboard Lot	119	Backboard Lot	119
Curb Spaces	298	Curb Spaces (after const)	282	Curb Spaces (after const)	282	Curb Spaces	282
Total	878	Total	897	Total	897	Total	121
Civic Center Offices and Mall							
Library Garage	685	Library Garage	685	Library Garage	685	Library Garage	685
City Hall Surface Lot	89	City Hall Surface Lot	89	City Hall Surface Lot	89	City Hall Surface Lot	89
Justice Center Lot	173	Justice Center Lot	173	Justice Center Lot	173	Justice Center Lot	173
Stadium Lot	147	Stadium Lot	125	Stadium Lot	119	Stadium Lot	119
OCG Surface	100	OCG Surface	100	OCG Surface	100	OCG Surface	100
Curb Spaces	80	Curb Spaces	80	Curb Spaces	80	Curb Spaces	80
Total	1,380	Total	1,278	Total	1,187	Total	-193
GRAND TOTALS	8,812	GRAND TOTALS	7,170	GRAND TOTALS	7,658	GRAND TOTALS	87 Net Gain or Loss
Number of 2-hour limit est.	1,710	Number of 2-hour limit est.	2,507	Number of 2-hour limit est.	2,578	Number of 2-hour limit est.	2,578
Garages	4,408	Garages	4,408	Garages	4,408	Garages	4,408
Lots	1,067	Lots	1,067	Lots	1,067	Lots	1,067
Curb Spaces	1,002	Curb Spaces	1,002	Curb Spaces	1,002	Curb Spaces	1,002

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Downtown Parking Inventory

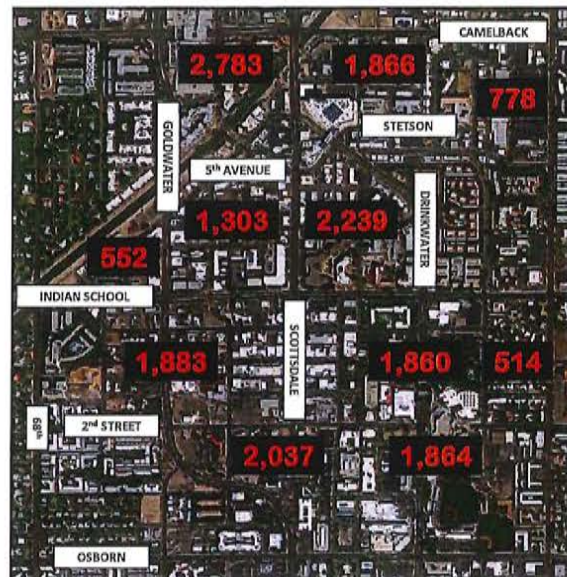
	Private Spaces	Public Off-Street Spaces	On-Street Spaces
Zone 1	300	2,363	120
Zone 2	1,129	164	573
Zone 2A	745	0	33
Zone 3	341	120	91
Zone 4	1,013	28	262
Zone 5	728	1,275	236
Zone 6	1,190	299	394
Zone 7	471	1,003	386
Zone 7A	389	0	125
Zone 8	1,787	33	117
Zone 9	973	867	24

Total Private Parking = 9,066 spaces
 Total Public Parking = 8,513 spaces

Source: Walker Study, 2015

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Total Downtown Parking Spaces



17,659

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Public Parking By Quadrant

Northwest Quadrant

Daytime Spaces = 2,924
 Eve./Weekend Spaces = 3,338
 On-street Spaces =
 Total Spaces =

Northeast Quadrant

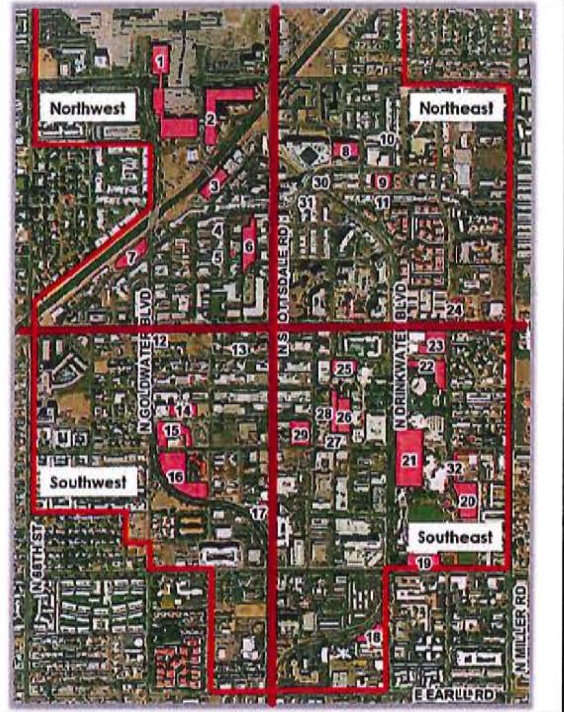
Daytime Spaces = 294
 Eve./Weekend Spaces = 765
 On-street Spaces
 Total Spaces =

Southwest Quadrant

Daytime Spaces = 425
 Eve./Weekend Spaces = 425
 On-street Spaces =
 Total Spaces =

Southeast Quadrant

Daytime Spaces = 2,049
 Eve./Weekend Spaces = 2,049
 On-street Spaces =
 Total Spaces =



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Public Lots, Structures, and On-street Spaces

Northwest Quadrant

Daytime Spaces = 2,924
 Eve./Weekend Spaces = 3,338
 On-street Spaces =
 Total Spaces =

Northeast Quadrant

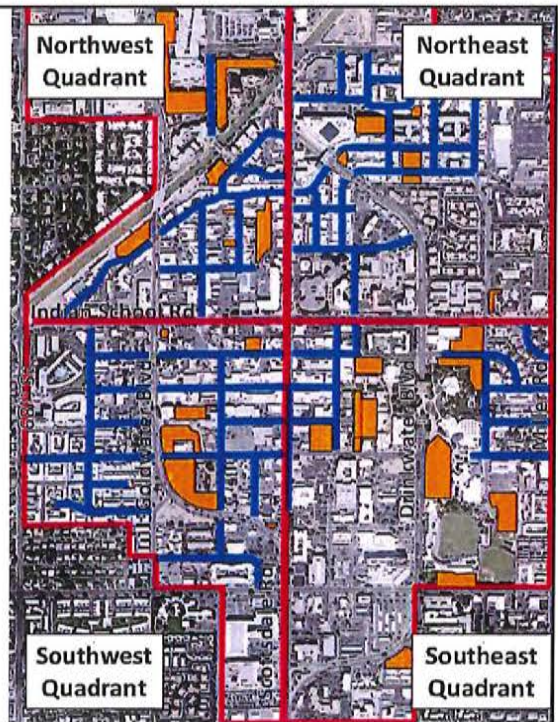
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Southwest Quadrant

Daytime Spaces = 425
 Eve./Weekend Spaces = 425
 On-street Spaces =
 Total Spaces =

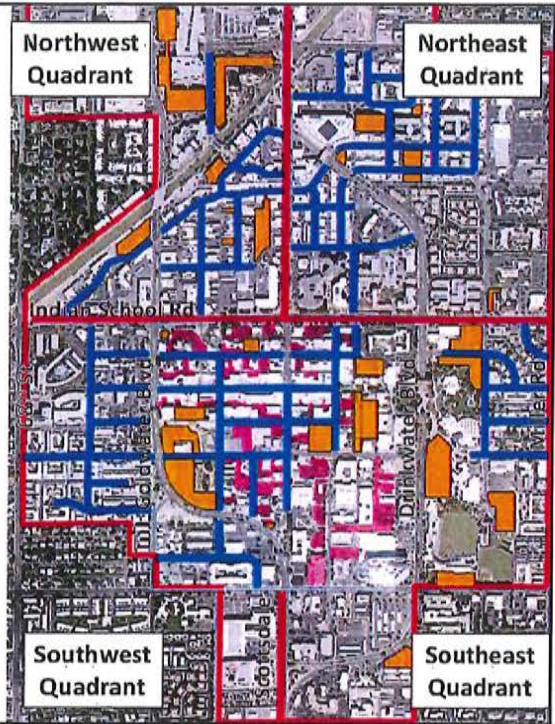
Southeast Quadrant

Daytime Spaces = 2,049
 Eve./Weekend Spaces = 2,049
 On-street Spaces =
 Total Spaces =



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Total Parking – SW Quadrant

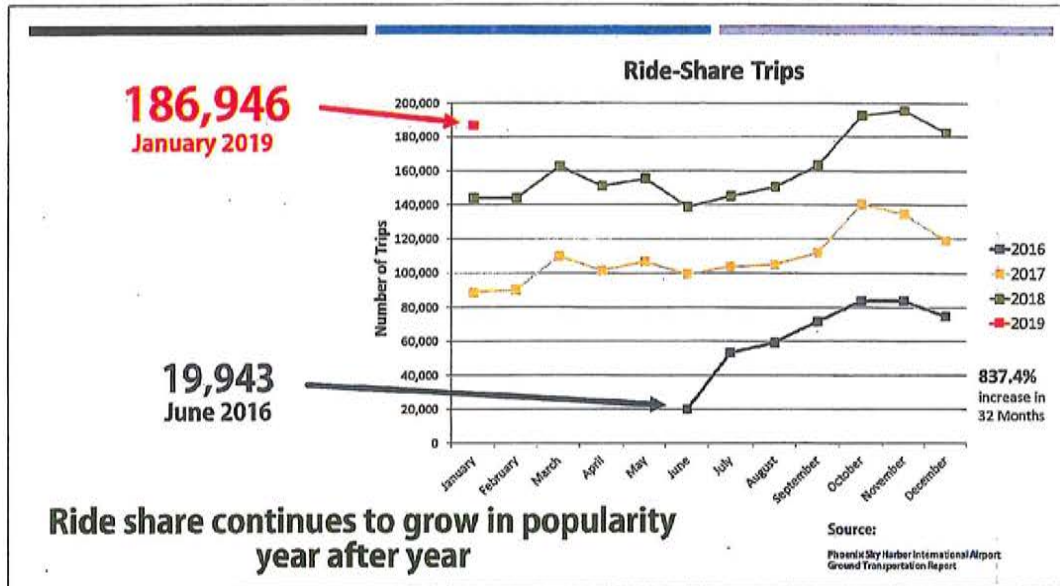


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Increasing Use of Ride Sharing (Uber, Lyft)



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Downtown Parking Summary

Existing Spaces

Does #2 include the ID spaces?

1. Improvement district spaces – 1,560
2. Public lots/garages – 6,611
3. Private on-lot spaces – 9,066
4. On-street spaces – 2,361
5. P-2/P-3 spaces (credits) – 1,580
6. In-lieu spaces/credits – 496 spaces purchased

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Old Town Parking - Perceptions

1. There's not enough parking downtown
2. Residential parking requirements are inadequate
3. Height and density creates parking problems
4. In-lieu spaces are "phantom" spaces – they don't exist
6. If my customers can't park very near my store, they will leave

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Parking Overview



West Main District
January 31, 2020 1:45 pm



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Number of Vacant Spaces During Special Events

	March 7 Artwalk	March 9 Art Festival	March 15 Giants	March 17 Giants, Sunday A'Fair
Artist's School	51	36	9	48
Stagebrush Lot	36	42	50	52
Museum Garage	27	0	40	34
3 rd Ave Garage	127	38	14	123
Civ Center Garage	111	19	25	0
CC Library Garage	102	8	0	0