

Ad Hoc Committee Meeting #4
June 4, 2019 – Hood River City Hall

NOTES

- Introductions
 - **Janice Bell**, Downtown Business Owner
 - **Marbe Cook**, Vice Chair of Columbia Area Transit (CAT)
 - **Kate McBride**, City Councilor / Energy Council
 - **Hannah Ladwig**, Hood River Farmers Market
 - **Gary Bushman**, Downtown Building Owner (by phone)
 - **Brooke Pauly**, Downtown Building/Retail Owner
 - **Andrew Jackson**, City of Hood River
 - **Dustin Nilsen**, City of Hood River
 - **Rachael Fuller**, City of Hood River
 - **Laura Garcia-Rangel**, City of Hood River
 - **Annika Cardwell**, City of Hood River
 - *Consultant Team*: Rick Williams, William Reynolds
- Approve Meeting 3 Notes
- Quick Debrief of May 28 City Council presentation
 - Council session went well, Council appreciated the transparent process
- Review Short-Term Action Items List (attached).
 - (Full list was handed out and discussed, attached for reference; not all items were discussed due to time constraints).
 - Pay-By-Plate
 - Intended use will be for both permitting (permit linked to single vehicle's license plate) as well as at hourly meters through a mobile application
 - Meter permits
 - Currently 80 active meter permits; No further permits will be issued. If permit holder decides not to renew, the permit will not be opened to the public, leading to a gradual decrease in the number of active meter permits.
 - Also, exploring reduced number of block faces where on-street parking is allowed with a permit.
 - State Street Lot / Front Street Lot
 - Currently exclusively for permit holders Monday-Saturday (8 AM – 6 PM) currently (with reserved stalls). This will change to Monday-Friday but permit holders will continue to have access to the lots on Saturday (just not a reserved space within each lot).
 - Eventually will remove "reserved" stalls and change to a lot-based permit.
 - It was noted that the State Street Lot is different from Columbia Lot, and State Street Lot is often full during weekdays, but typically has

empty stalls on weekends. The number of permits sold will therefore need to be monitored closely (likely not as much oversell as other lots).

- Front: 21 stalls
- State: 28 stalls
- Meters/Pay Stations
 - Considering options to change from single meters to pay stations/pay-by-plate.
- Review Barriers to Downtown Residential Development (White Paper #4)
 - Economic Barriers
 - Other issues that increase costs of developing in Downtown:
 - Utilities
 - Construction constraints
 - Consider as part of the process: reduce the number of parking required for residential?
 - Note that short-term rental permits require 0.5 stalls per bedroom
 - City Policy and Zoning Constraints
 - Policies need to consider that an oversaturation of exclusive-use residential units may not be a desired outcome.
 - Error (Corrected in updated PPT)—Residential unit height restriction: 35' (Commercial + Residential: 45')
 - Code needs to be cleaned up for consistency between residential requirements and fee-in-lieu calculations
 - Downtown Livability Barriers
 - Also consider principles to activate the street at all time; residential building (without ground floor retail) typically do not contribute much activity to the street.
- Discussion June Public Outreach
 - Open House: **Tuesday, July 9 @ 6:00 pm** (Location TBD)
 - Advertise in Gorge Current
 - Online Survey: To be released **Monday, June 10**. Open through *at least* **Friday, July 12**.
 - Open House Date/Location to be added to intro (when confirmed).
 - Add: Years in Business for Owners/Operators
 - Clarify: Include *yourself* in employee counts (when applicable)
 - Modify: Remove request for address (change to cross street only)
 - Clarify: Change “pay-by-phone” to “pay-by-mobile-application” and note that this is not currently available but under consideration.
 - Modify: Add “typically” to question regarding difficulty of finding parking.
 - Add: “Convenience Store” as an option for Downtown amenity.
- Fee-in-Lieu Preliminary Discussion (White Paper #5)
 - (Out of time, discussion tabled)
- Next Meeting: Tuesday, July 2nd @ 5:30 pm
- Adjourn

1. Pay by Plate – is another way to pay to park at a meter. Customers purchase parking time at a meter using their license plate number from their phone with an app. There is no paper receipt to lose or misplace. Purchase time is tied to the license plate. (This eliminates transfers of paid receipts) An electronic receipt can be sent via text message to a cell phone. The rates are the same as paying at the regular Cale Pay Stations.
Implement change late July - August

Monthly Parking Lot Permits will be fixed to one license plate and not transferable (this will allow flow and when someone is on vacation, we don't want them to give permit to others to use) **Implement change mid-July**

2. Meter Permits – if permit expires, they won't be renewed to new permit holders (we currently have 80 active meter permits) **Implement change now as permits expire**
3. Change the allowed parking areas for monthly Meter Permits (see attached map with pink heightened areas) (remove areas in pink) **Implement change in mid-July**
4. State St Lot and Front St Lot – Change Monthly Permit Parking Mon-Friday and open to the public Saturday and Sunday (if permit holders need to park, they still can park in any open space if their assigned space is not available) **Implement change in July**
(Public Works – will need to order new signs and time for installation)
5. Add 3-hour limit parking signs on 7th St between Columbia and Cascade **Implement change in July – August** (Public Works – will need to order new signs and time for installation)
6. Parking permits should only be available to downtown employees (with the exception of Oak St apt and Cascade Lofts) *we can implement now as permits expire and new permits are being purchased - (Discuss with parking study committee)*
7. Look into City's Loading Zones and 30-minute zones (Do we really need that many loading zones in every block) Change hours? (Mon-Fri 8am-12 or...?) open the parking space to the public on Saturday and Sundays – (Discuss with parking study committee and public works)
8. Built in grace period with paid receipt (customer pays for one hour, but we give them extra 5 minutes on their receipt) – By doing this we would eliminate Parking Waivers (Discuss with parking study committee)
9. Parking waivers – get rid of this program and implement the built in 5-minute grace period - (Discuss with parking study committee, Jen Gray – Downtown Business Association & HR Chambers)
10. Parking signs – better language, pay to park hours and better visibility – (Rick might be able to help with suggestions)
11. Look into changing Duncan Meters to Cale Pay stations or Meter heads that take credit cards (having meters and pay station is confusing for customers) Pay by plate will help with Duncan Meters by allowing customers to pay with the phone app. (City Council)