



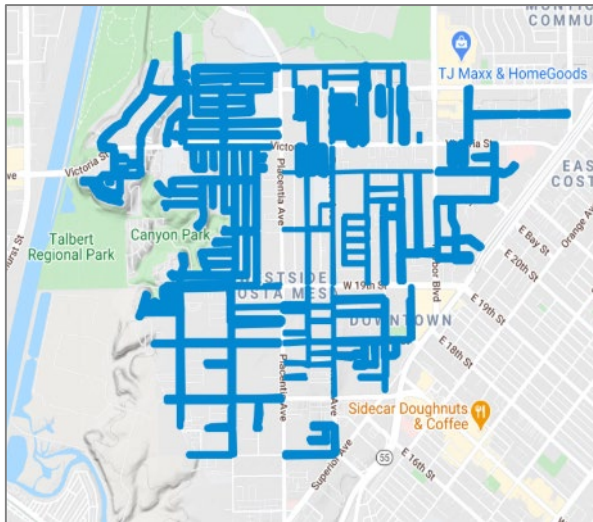
City of Costa Mesa

Residential Permit Parking

Virtual Community Meeting – July 17, 2023

Progress to Date

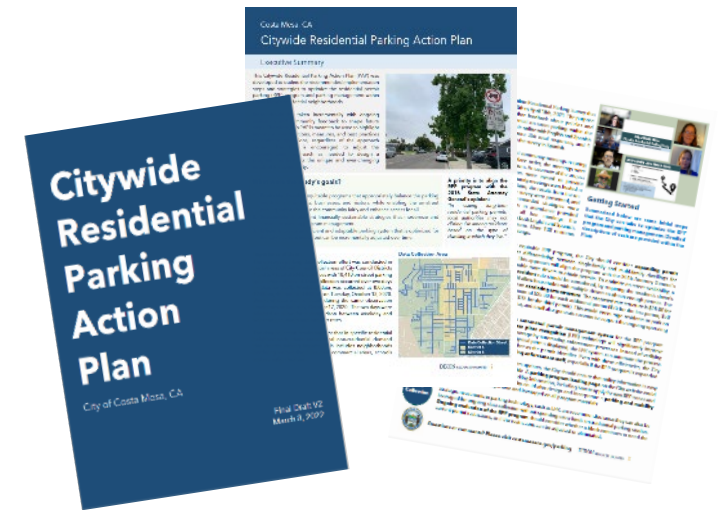
Data Collection



Community Outreach

- 4 Community Meetings with 130+ residents
 - Residential permit parking
 - Spillover parking
 - Walkability
 - Blocked driveways
 - Pedestrian safety
 - ... and other topics
- Online survey with 356 responses.
 - Collected feedback on policies and practices for residential on-street parking.

Citywide Residential Parking Action Plan



Conclusions from data analysis:

- The permit streets are underutilized.
- Current program exacerbates congestion in neighborhoods.

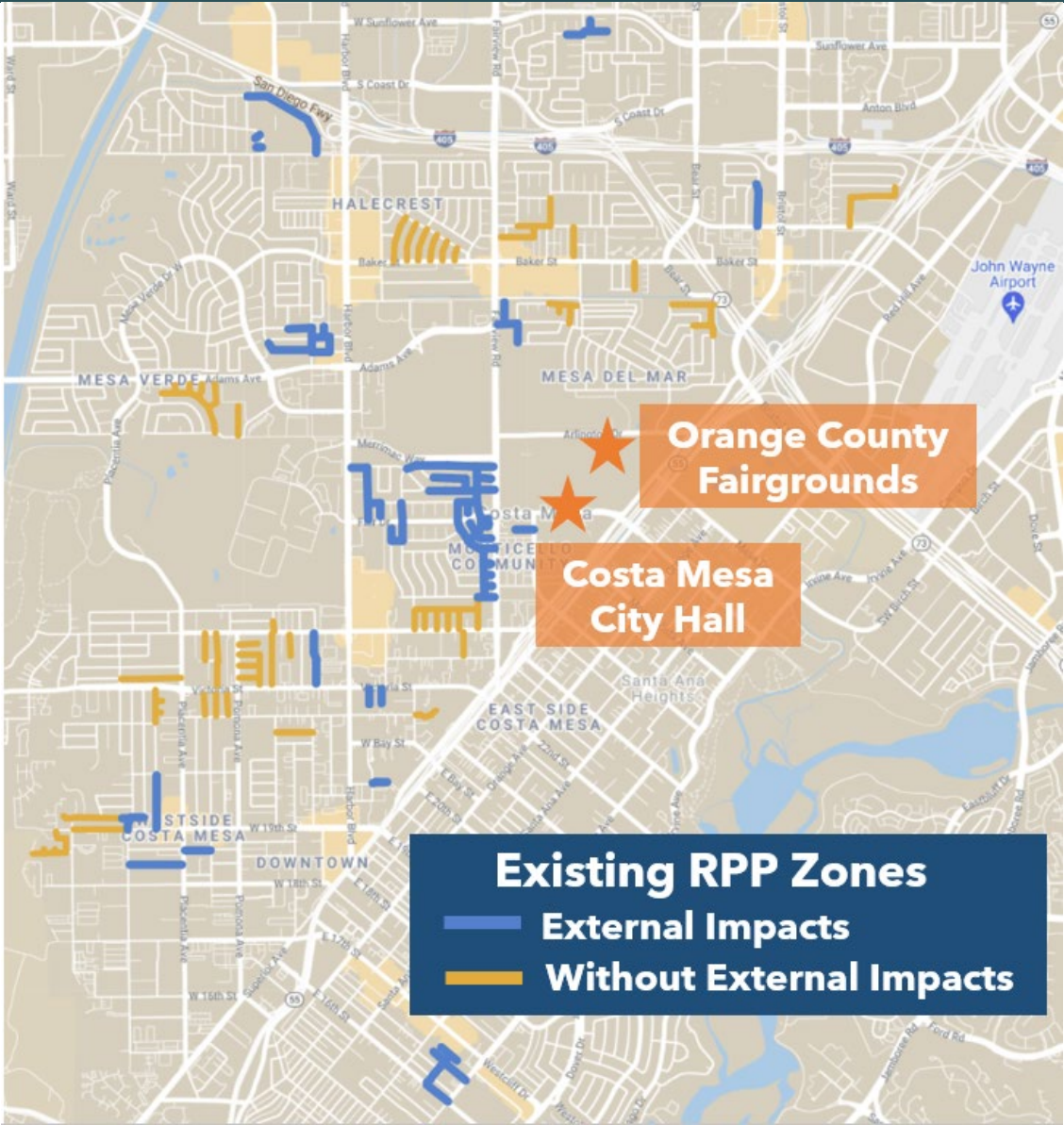
Includes near term, mid-term, and long-term recommendations for parking improvement.

City Council Review and Approval of New Residential Permit Parking Program and Fees in July 2022

Guiding Principles

- ✓ **Equitable access:** Develop equitable programs that appropriately balance the parking needs of all residents, businesses, and visitors, while enabling the on-street parking supply to serve the community fairly and enhance access for all.
- ✓ **Sustainable solutions:** Implement financially sustainable strategies that modernize and streamline parking program management.
- ✓ **Efficient program management:** Create an efficient and adaptable parking system that is optimized for the City's current needs but can be incrementally updated and adjusted over time.

Current Permit Zones



Existing RPP Zones		
Zone Impacts	Number of RPP Streets (approximate)	Renewal Phase
External Impacts	60-70 streets	Phase 1
Without External Factors	50-60 streets	Phase 2

Zone Requalification Process

Changes to Permit Zones:

- Multi-unit residential complex are allowed to be part of permit ones

Applies to all
Phases

Qualification Process:

1. Requires a petition which is signed by 51% or more residents
 - Rental complexes: the residents, property managers, and property owners are all eligible to participate.
 - Multi-family properties: if individually owned, each owner is eligible to vote.
2. 51% needs to set up an online account and purchase at least one permit

Applies to
Phase 2

Submissions are to be emailed to: parkingstudy@costamesaca.gov

New Zone Application Process

Changes to Permit Zones:

- Multi-unit residential complex are allowed to be part of permit ones
- Create a minimum segment length of 2,000 ft (about 4 blocks)

Applies to all

Qualification Process:

1. Requires external parking impacts from commercial areas, neighboring cities, Fairgrounds' and recreational areas
2. Parking utilization study: 70% parking occupancy threshold must be met
3. Requires a petition which is signed by 51% or more residents
 - Rental complexes: residents, property managers, and property owners are all eligible to participate.
 - Multi-family properties: if owned, each owner is eligible to vote.
4. 51% needs to set up an online account and purchase at least one permit

Applies to
Phase 3

Submissions are to be emailed to: parkingstudy@costamesaca.gov

Permit Policies

Permit eligibility:

- All residents and housing types are allowed to purchase permits in alignment with the 2016 AG opinion.
- Oversized vehicles, as defined by the Costa Mesa Municipal Code, are not eligible for permits.

Permit maximums:

- 1 permit per eligible driver, up to 4 permits per eligible address
 - Eligible driver = resident on a permit street with a valid driver's license and a vehicle registered to the same address.
- Permits are registered and managed by one primary permitholder per household.

Benefits:

- *Reduces excess parking demand.*
- *Equitable solution for residents who require a vehicle.*
- *Residents who choose to own additional vehicles are incentivized to use any on-site parking, rather than rely on on-street parking for vehicle storage.*



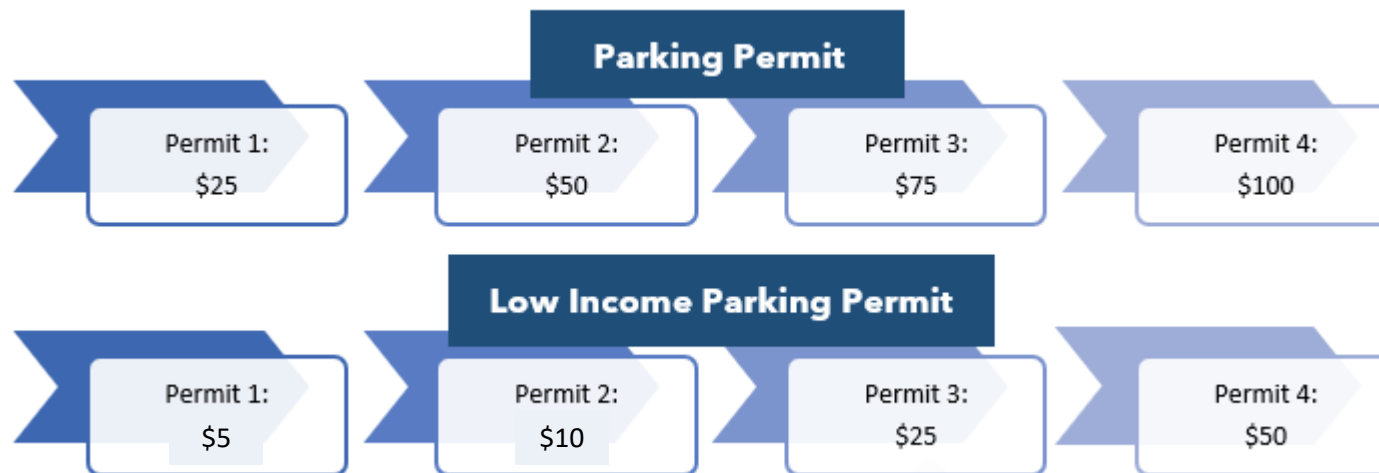
Permit Fees

Implement an annual permit fee of \$25 per permit.

- In order for the program to become financially sustainable and to invest in modernizing the program, there will be an annual \$25 permit fee implemented.
 - *Other Southern California cities range from \$10 to over \$70.*

Escalating rate structure:

- First permit is \$25, second is \$50, and third is \$75, and so on.



Comparable Cities Rate Analysis	
City	Current permit fee
Costa Mesa	Free
Anaheim	\$30
Brea	\$25 in person; \$19 online
Fullerton	\$10 admin fee + \$2 per permit
Huntington Beach	\$24 first; \$10 for additional permits
Irvine	\$25
Lake Forest	\$20
Orange	\$30
Placentia	\$10
Rancho Santa Margarita	\$30
Santa Ana	\$72.29
Seal Beach	\$20
Stanton	\$25
Tustin	\$50

Implementation Phases

Existing and new permit zones are evaluated in the following phase structure:

Phase 1: (underway to July 31, 2023)

Existing RPP zones with **external parking impacts and commercial parking impacts** will be renewed with new permit guidelines. No petitioning is required.

External impacts include:

- Impacts from neighboring cities (Newport Beach, Santa Ana, and Huntington Beach).
- Orange County Fairgrounds.
- Commercial parking demand.
- Schools and recreation facilities with direct parking impacts.

Public outreach meeting held on Feb 23, 2023. Letters were mailed to all residents in Phase 1 in April with detailed information on purchasing permits beginning May 1, 2023. Reminder hang tags delivered to each home during the first week of July 2023. ***Permits must be purchased by July 31, 2023 to activate Phase 1 zones.***

Implementation Phases

Existing and new permit zones are evaluated in the following phase structure:

Phase 2: (April-June 2023)

Existing RPP zones with only **residential parking demand** (without external impacts) will be evaluated for renewal:

- Zones must confirm their interest by providing a petition signed by 51% of residents.
- ***Requests for petitions to City staff by June 30 to confirm interest.***
- City staff will send the petition back to the requester within 2 weeks.

Phase 2: (June-October 2023)

- Completed petitions must be returned to City staff no later than 6 weeks upon receipt of petition.
- City staff will notify neighborhoods who meet the 51% petition requirement within 3 weeks and their addresses will be added to the online portal.
- Neighborhoods have 12 weeks upon notification to set up their accounts and purchase one permit for entry into the RPP program

Public outreach meeting held on April 19, 2023. Letters were mailed to all residents in Phase 2 in mid-May with detailed information on how to requalify.

Implementation Phases

New permit zones are evaluated in the following phase structure:

Phase 3: (Begins July 2023)

New neighborhood zones with **external parking impacts from commercial areas, neighboring cities, Fairgrounds and recreational areas** will be evaluated:

- Neighborhoods interested in being added to program are to notify staff of interest in applying for the new program.
- Neighborhood street must meet external parking impact requirement.
- Parking utilization study conducted by staff to determine if 70% parking occupancy threshold is met.

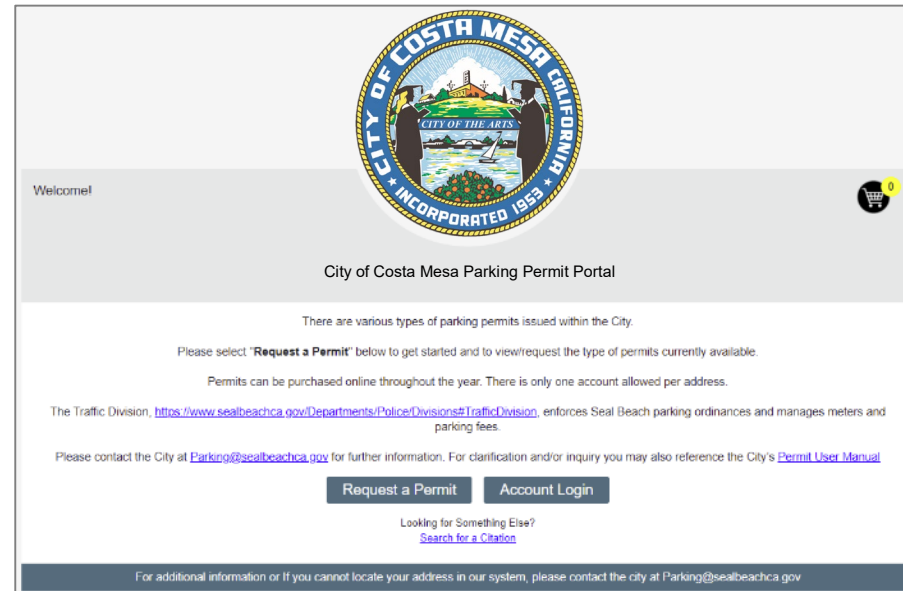
Phase 3

- City staff will send a petition to the requester within 3 weeks.
- Completed petitions must be returned to City staff no later than 6 weeks upon receipt of petition.
- City staff will notify neighborhoods who meet the 51% petition requirement within 2 weeks.
- After requirements met, recommendation sent to City Council for final action.
- New neighborhood zones have 12 weeks after final approval to set up accounts and purchase permits into the RPP program.

Online Residential Permit Management

Implement an automated permit management system (PMS):

- Residents can self-manage their accounts.
 - Login, create an account, apply for a permit, upload supporting documentation, purchase permits, make edits, etc.
- Pivotal in moving towards permits by license plate.



License Plate Recognition Cameras

Implement mobile license plate recognition (LPR) cameras, and transition to virtually managed permits:

- Improves enforcement efficiency and coverage.
- Automates permit enforcement:
 - The license plate number becomes the permit identifier.
- Evaluate the opportunity to leverage the LPR cameras owned by the Costa Mesa Police Department.

Ongoing data collection:

- Leverage LPR data collected during enforcement.
- Ongoing program evaluation, based on occupancy data.



Enforcement

Enforcement will be ongoing to provide enough consistency and coverage to encourage compliance

New permit zone enforcement:

- Only active upon:
 - Installation of signs
 - 51% of households have purchased permits
- Issue warning notices and permit program flyers to assist with outreach.



Next Steps

Phase 1 (External Factors, Existing Zones)

- City notification to all Phase 1 eligible residents - **complete**
 - Extensive marketing outreach campaign
- Phase 1 residents initiate sign-up - **underway**
 - Through July 31, 2023, or until 51% is achieved (whichever comes first)
 - If 51% of entire existing zone is not achieved, already purchased permits will be refunded within 60 days
 - If 51% is achieved, signs will be posted, and enforcement will begin on permit regulations

Phase 2 (Non-External Factors, Existing Zones)

- City notification to all Phase 2 eligible residents - **complete**
 - Extensive marketing outreach campaign
- Phase 2 residents initiate interest by requesting petition to parkingstudy@costamesaca.gov or contacting City Transportation staff by June 30, 2023 - **complete**
 - City staff will provide petition and 51% must sign petition first
 - 51% zone must set up an account and purchase at least one permit is achieved
 - ***Immediately adjacent residents will be eligible to purchase permits but not part of the 51% requirement.***
 - If 51% of entire existing zone is not achieved, already purchased permits will be refunded within 60 days
 - If 51% is achieved, signs will be posted and enforcement will begin on permit regulations

Phase 3 (External Factors, New Zones) – beginning July 2023

- City hosts Community Outreach Meeting focusing on Phase 3 – today, July 17, 2023
- New petitions for external factor-impacted zones only to be considered

Questions?

Thank you!

Julie Dixon

Dixon Resources Unlimited

Info@DixonResourcesUnlimited.com

parkingstudy@costamesaca.gov

Info to be posted online at: <https://www.costamesaca.gov/parking>

CITY OF COSTA MESA
RESIDENTIAL PERMIT PARKING
ZONE AREA MAP

