

DRAFT

City of Milpitas Parking Task Force “Kickoff” Meeting

Tuesday May 20, 2008 6:00 PM

Committee Conference Room

Unapproved Minutes

Task Force Members Present:

- Don Peoples, Economic Development Commission
- Frank De Smidt Economic Development Commission
- Ed Mendence, Commercial Real Estate Broker
- Bill Cilker, Shopping Center Owner

Staff Present

- Joseph J. Oliva III, Principal Transportation Planner
- Janice Spuller, Assistant Transportation Planner

Task Force Members Absent

- Zeya Moshin, Economic Development Commission
- Vince Songcayawon, Economic Development Commission
- Jeff Gradinger, D R Horton
- Jory Thomas, Great Mall of the Bay Area
- Eric Juria, Parc Metropolitan HOA
- Sudhir Mandel, Planning Commission

1. Introduction – Mr. Oliva called the meeting to order at 5:35 PM.

2. Approval of September 13, 2007 and January 29, 2008 Meeting Action Minutes – The three Task Force members approved September 13, 2007 and January 29, 2008 meeting minutes.

3.Task 3 Technical Memorandum - – Mr. Oliva presented an overview of the Task 2 Technical Memorandum. Significant discussion followed.

The Task Force members discussed the parking issues at KB and potential solutions for projects in the future. Mr. Peoples suggested having the developer or HOA obtain off-site land for parking and charging homeowners a monthly fee to park their additional vehicles there. Another idea discussed was limiting homeowners to no more than two vehicles. There was significant discussion on Transit Oriented Development (TOD) and its pending success in a suburban community.

Parking issues along public streets was discussed. It was noted that some households own 6 or 7 vehicles and use the public street as a parking lot. If the vehicles are red tagged by the Police Department, homeowners will shift the vehicles around. Non-operative vehicles reported are handled by City Code Enforcement Staff.

Commercial center parking was discussed and site design was raised as a major issue. The location of high generating uses, specifically restaurants causes parking issues at adjacent centers. Parking accumulation studies conducted as part of the Use Permit process identify total available parking, but not the distribution of parking. City staff should consider the location of high generating uses in site design and redevelopment. Consideration should be given to the incorporation of compact parking in commercial areas.

Parking at religious facilities is generally adequate. The Task Force members noted special events by churches cause parking to spill over to adjacent properties. Religious organizations are very solution oriented and are willing to carpool, use shuttles and rearrange their schedule of activities to make parking work. Building in flexibility into the parking standards was the consensus of the Task Force. Encouraging mixed-use development will make more efficient use of available parking supply.

4. Discussion of Work Scope – Task 4 - Mr. Oliva stated that he and Senior Planner Sheldon Ahsing would be drafting a revision to the Parking Section of the Zoning Ordinance to be brought back to the Parking Task Force.

5. Schedule Next Meeting –. The next meeting will most likely be held in August. Staff will poll Task Force members for meeting dates to discuss the Task 4 Technical Memorandum

6. Adjournment – Chair Peoples adjourned the meeting at 7:00 PM.