



DEVELOPMENT & INFRASTRUCTURE SERVICES – ENGINEERING SERVICES
TOWN OF NEWMARKET
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August 17, 2015

**JOINT DEVELOPMENT & INFRASTRUCTURE SERVICES, ENGINEERING SERVICES AND
COMMUNITY SERVICES, ECONOMIC DEVELOPMENT AND CORPORATE SERVICES,
LEGISLATIVE SERVICES REPORT 2015-51**

TO: Committee of the Whole

SUBJECT: P1 Parking Lot Review
File No.: T08 Timothy

ORIGIN: Director, Engineering Services

RECOMMENDATIONS

THAT Joint Development & Infrastructure Services, Community Services and Corporate Services Report – ES2015-51 dated August 17, 2015 regarding P1 Parking Lot Review be received and the following recommendations be adopted:

- 1. THAT Schedule II (Municipal Parking Lots) – Parking Lot P1 of the Parking By-law 1993-62, as amended, be further amended by adding the following:**
 - c) No Parking between Friday 9:00 pm to Monday 8:00 am from May 1st to October 31st.**
- 2. AND THAT the necessary Bylaws be prepared and submitted to Council for their approval;**
- 3. AND THAT weekend loading operations at the P1 Parking Lot be restricted from May 1 to October 31;**
- 4. AND THAT reasonable access to the properties at 352 Doug Duncan Drive be maintained during the closure of Timothy Street for events;**
- 5. AND THAT the three (3) southwestern-most located parking spaces be removed from public parking between May 1 and October 31 to allow for maintenance access;**
- 6. AND THAT all stakeholders involved be forwarded a copy of this report and Council extract by the Clerk.**

COMMENTS

In late June, the Main Street BIA contacted the Town inquiring about the locked status of the P1 Parking Lot gates. P1 consists of 16 parking spaces on the south side of Timothy Street between the Holland River and Doug Duncan Drive. The parking lot also provides loading access via a registered easement to the building known as 247 Main Street South/352 Doug Duncan Drive (Buckley's Insurance Company and the two (2) restaurants in the lower building on the east side of the river).

The current Parking Bylaw 2011-41, which was intended to align with the objectives of the Downtown Parking Plan, was adopted shortly after the completion of Riverwalk Commons. The bylaw currently prohibits overnight parking and imposes a 3-hour limit from Monday to Saturday 9:00 am to 5:00 pm. Since 2011, the Farmer's Market and other event uses of Riverwalk Commons have become more prominent and residents have embraced the Riverwalk Commons area south of Timothy as desirable park space.

In June of 2011, a permanent easement was granted across P1 by the Town to the owner of 247 Main Street/352 Doug Duncan Drive to provide access to the building. Access to these lands is controlled by the Town via lockable P-gates, although the agreement permits the owner access Monday to Fridays, 8am to 6pm between June 21 and September 21. The owner is provided a key as part of the agreement. The gates remain permanently open at all other times throughout the year.

There has become a growing need since Riverwalk Commons opened to balance the use of the parking lot for public space against the need for more downtown parking, while ensuring building access as per the easement agreement. This had led to some confusion as to when the gate would be opened/closed and by whom under which authority.

The Main Street BIA's view is that public parking should be maximized by keeping the gates open as much as possible during the summer. It recognizes, however, the need to close the gates on weekends to minimize disruptions to the Farmers Market and other events, in particular to avoid the possibility of parked cars interfering with event set-up. Further, Town Public Works staff require access to the newly-planted garden and existing utility box adjacent to P1 and located immediately north of 247 Main Street/352 Doug Duncan Drive. Public Works therefore recommends these areas remain parking free, which effectively eliminates three parking spaces. A series of flower pots and bike racks are proposed that would block access at this point, and which can be easily moved to ensure access for maintenance while maximizing the public space on weekends for the Farmers Market and events.

Based on the analysis of the competing needs, it is recommended that the Parking Bylaw be amended accordingly:

1. Add an additional restriction of No Parking from 9:00 pm Friday to 8:00 am Monday between May 1 and October 31.
2. The 3-hour limit remains, with the continuation of no overnight parking.

3. Events that require the closure of Timothy Street between Doug Duncan Drive and Cedar Street be required to provide a clear 6 metre travel path, free of vendors or booths, to allow emergency vehicles access to the building at 352 Doug Duncan Drive (restaurants).

These recommendations should allow more parking in the downtown area, allow for the protection of the public space during the summer months, provide adequate access by loading operations and emergency service vehicles, and remove the inconsistent and confused application of the gate.

PUBLIC CONSULTATION

No formal public consultation was undertaken in the preparation of this report. Several discussions were held with the Main Street BIA as well the owner of the 247 Main Street/352 Doug Duncan Drive to receive context informing these recommendations.

BUSINESS PLAN AND STRATEGIC PLAN LINKAGES

- Well-planned and connected...strategically planning for the future to improve information access and enhance travel to, from and within Newmarket.

HUMAN RESOURCE CONSIDERATIONS

No impact to current staffing levels.

IMPACT ON BUDGET

Operating Budget (Current and Future)

No impact to the Operating Budget.


Capital Budget


There is a small impact to the Capital budget (less than \$4,000.00) for the parking restriction signage and additional flower pots.

CONTACT

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