

COUNCIL ACTION FORM

**SUBJECT: PARKING REQUEST RESIDENTS IN RINGGENBERG PARK
SUBDIVISION**

BACKGROUND:

The residents of the Rigggenberg Park Subdivision who live west of Cedar Lane and south of Suncrest Drive have contacted staff regarding safety issues they are experiencing from periods of heavy parking along Suncrest Drive. The recently built multi-family housing north of Suncrest Drive attracts a high density of visitors beginning on Friday afternoon through Sunday. During these weekend time periods, the south side of Suncrest Drive can be parked at or near capacity making it difficult to see at intersections and along the curves of Suncrest Drive (see map – Attachment 1). **Therefore, the residents are requesting to establish parking restrictions along the south side of Suncrest Drive. Currently, the *Municipal Code* for Suncrest Drive states that there is No Parking at all times along the North side of the street.**

Though there is not a formally established neighborhood association, the residents in this area of Rigggenberg Park Subdivision have an active communication process using email amongst the residents. Staff was able to reach out to the residents using their extensive email list to disseminate an on-line parking poll that asked for feedback on the following alternatives:

- 1) No Parking on both sides of Suncrest,
- 2) No Parking on one side of Suncrest, if so indicate your preferred side,
- 3) No Parking within the intersections along Suncrest, or
- 4) Do nothing.

Staff received 90 responses to the on-line poll, which there were **68 (78%) of respondents that chose Alternative 1 “No Parking” on both sides** of Suncrest Drive. Alternative 2 saw 17 (19%) of respondents with a subset that had six wanting no parking on the Northside and 11 wanting it to be on the Southside. The remaining five respondents (5%) choose Alternative 3; no respondents opted for the do-nothing alternative.

Staff also conducted a site visit to drive the streets during these high parking periods along Suncrest Drive. It was found that the curvilinear geometry of the intersections of Suncrest Drive at Red Fox Road, Whitetail Lane, and Cottontail Lane, along with the heavy **current parking on the south side of the street reduces the sight distance below acceptable limits making it difficult to see oncoming vehicles.**

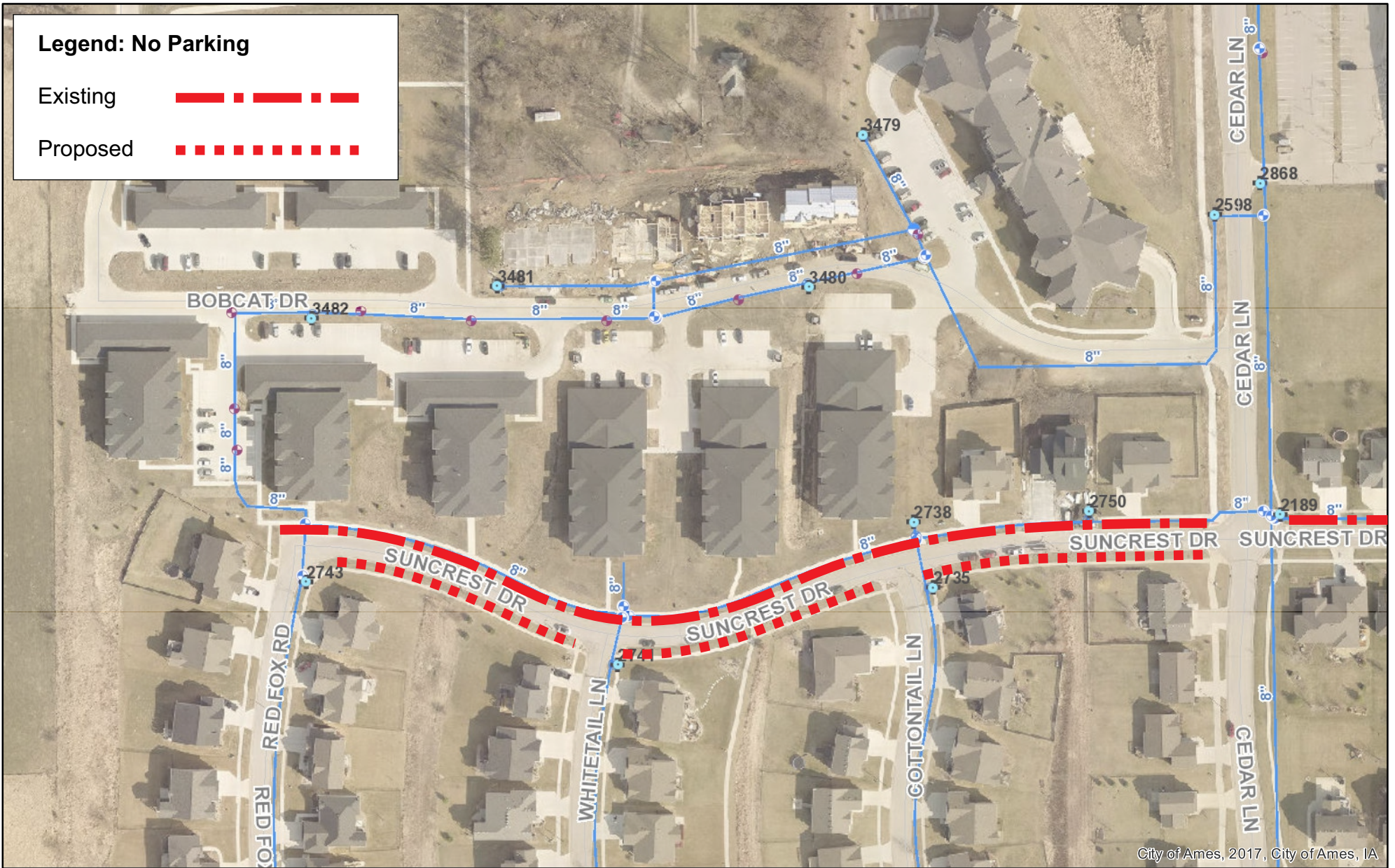
ALTERNATIVES:

1. Direct the City Attorney to draft an ordinance that changes the parking restrictions along the segment of Suncrest Drive from Cedar Lane to Red Fox Road to No Parking at all times on both sides of the street.
2. Direct staff to work with residents to develop other potential solutions to the parking issue.

CITY MANAGER'S RECOMMENDATION:

The proposed parking restriction should help to improve sight distance along Suncrest Drive, especially at its respective intersections. It appears the additional parking restriction along the south side of Suncrest Drive in the area of the Multi-Family development will be well received by the majority of the residents in the neighborhood.

Therefore, the City Manager recommends that the City Council adopt Alternative No. 1, as noted above. **However, the City Council should remember that this change does not have unanimous support and, therefore, it can be expected that some of the residents will be critical of this additional parking restriction.**



Suncrest Drive Parking Map



NORTH

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1 inch = 200 feet