

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF KEY WEST, FLORIDA, DIRECTING THE CITY MANAGER TO PREPARE A TRAFFIC AND ECONOMIC IMPACT STUDY CONCERNING POTENTIAL TRAFFIC IMPROVEMENTS AND REVENUE TO BE DERIVED FROM THE CONSTRUCTION OF PARKING GARAGES IN OLD TOWN AT 609 GREENE STREET AND 616 SIMONTON STREET AS OPPOSED TO SURFACE PARKING ONLY AT THOSE SITES; DEFERRING THE PAVING OF THE SURFACE PARKING LOT AT 609 GREENE STREET UNTIL THE TRAFFIC AND ECONOMIC IMPACT STUDY IS COMPLETE; PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, in Resolution 16-276, passed on September 20, 2016, the City Commission voted to accept the recommendation of the Key West Bight Management District Board to solicit proposals from qualified consultants for the paving of the surface parking lot at 609 Greene Streets; and

WHEREAS, inasmuch as the decision to not construct parking garages at 609 Greene Street and 616 Simonton Street in favor of surface-only parking facilities on these City properties should only be made after careful consideration of which option would be best to remedy traffic congestion in Old Town, as well as the effect upon revenue generation each option would provide; and

WHEREAS, the goal of the City was to find effective ways to alleviate roadway congestion in Old Town caused by drivers driving around in the search of a place to park their vehicles; and

WHEREAS, use of on-street parking places in the residential areas of Old Town has adversely impacted the quality of life for residents of Old Town who daily find that they are unable to park their

own vehicles near their own homes or apartments due to the use of the parking spaces in front of their homes by others, not residents of their neighborhood or even the City of Key West or of the State of Florida; and

WHEREAS, in addition to problems faced by residents of Old Town, many businesses located in Old Town are also adversely impacted by loss of customers who, unable to park nearby, chose to go elsewhere or elect not to go to Old Town due to the difficulty they know from prior experience that they will encounter in trying to find a place to park. Parking garages at 609 Greene Street and 616 Simonton Street will increase their business as more customers will come to their businesses and more residents of New Town will travel to Old Town if they know they will be able to easily find a convenient and safe place to park; and

WHEREAS, the construction of parking garages on City property, including a 193-space parking garage at 609 Greene Street, and a 205-space parking garage at 616 Simonton Street, have long been considered appropriate to alleviate traffic congestion in Old Town and to provide an alternative to scarce on-street parking; and

WHEREAS, it appears that surface area parking at these two locations will provide limited off-street parking for approximately 120 vehicles as opposed to 400 parking spaces that could be provided by two parking garages, and therefore surface lots may not be the best choice for the citizens and businesses of the City of Key West to relieve traffic congestion in Old Town,; and

WHEREAS, the City Commission also is in need of information to assist in its decision making concerning the revenue aspects of having two surface parking lots as opposed to having two parking garages in deciding which course of action to take; and

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF KEY WEST, FLORIDA AS FOLLOWS:

Section 1: That the City Manager is directed to prepare an Economic and Traffic Impact Study (ETIS), which sets forth the estimated cost of constructing parking garages at 609 Greene Street and 616 Simonton Street if different due to possible expansion of a 609 Greene Street parking lot. The ETIS shall outline the revenues and expenses to be reasonably expected from said parking garages and provide a recommendation how best to finance the construction of these parking garages. The ETIS shall recommend whether surface parking lots at these two locations is sufficient and a better way to go about alleviating traffic congestion than are parking garages.

Section 2: That the ETIS shall be based upon the assumption that a larger parking garage could be built at 609 Greene Street by incorporating City land currently used to store lobster traps, as well as a portion of City-owned land currently occupied by Reef Relief. The ETIS should also contain a recommendation as to the respective number

of stories that said garages at either location should be constructed to.

Section 3: That the ETIS shall provide an estimate of the number of additional parking spaces that would be made possible at 609 Greene Street, when the addition of the lands or portions of the lands set forth in the preceding section are taken into account, as well as the number of spaces a garage at 616 Simonton Street would provide over the number of parking spaces that surface-only parking at both sites would provide to lessen traffic congestion. The City Manager to provide an estimate of the monthly revenue from a surface-only parking facility at both sites as opposed to the monthly revenue expected from both as parking garages.

Section 4: That design, engineering and paving of the surface area parking lot at 609 Greene Street shall be deferred until the above-described Economic Impact Study is presented to the City Commission for review.

Section 5: That this Resolution shall go into effect immediately upon its passage and adoption and authentication by the signature of the Presiding Officer and the Clerk of the Commission.

Passed and adopted by the City Commission at a meeting held this
_____ day of _____, 2016.

Authenticated by the Presiding Officer and Clerk of the Commission
on _____ day of _____, 2016.

Filed with the Clerk on _____, 2016.

Mayor Craig Cates	_____
Vice Mayor Clayton Lopez	_____
Commissioner Sam Kaufman	_____
Commissioner Richard Payne	_____
Commissioner Margaret Romero	_____
Commissioner Billy Wardlow	_____
Commissioner Jimmy Weekley	_____

CRAIG CATES, MAYOR

ATTEST:

CHERYL SMITH, CITY CLERK