
MANAGEMENT REPORT

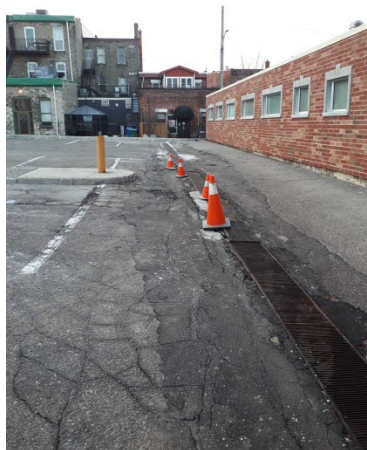
Date: April 24, 2019
To: Infrastructure, Transportation and Safety Sub-committee
From: Tatiana Dafoe, Deputy Clerk
Report#: ITS19-032
Attachments: Erie St Parking Lot 2019 Open House Summarization
Erie St Parking Lot 2019 Comments Received

Title: 2019 Erie Street Parking Lot Improvements Open House

Objective: To present the comments and concerns from the open house on the Erie Street parking lot improvements.

Background: The Erie Street parking lot contains 141 parking spaces and is located in the downtown core of the City of Stratford. In 2014, City staff undertook a review of reconstructing the Erie Street parking lot and following completion of the review, the project was deferred and no improvements were made.

The infrastructure in the Erie Street parking lot is nearing the end of its service life. The pavement structure requires replacement and its current state of disrepair resulted in sections of the storm infrastructure failing in 2018 as the image shows below.



As a result, motorists were unable to drive over this section and an emergency repair was undertaken. This reduced parking and the overall functionality of the parking lot as repairs were being prepared and made. Repairing infrastructure as it fails does not address the issue and is often more costly. More involved maintenance will be required for the parking lot until it is completely rehabilitated or replaced. The pavement structure shows signs of substantial fatigue and overall failure. The retaining wall structure shows signs of deterioration. A detailed assessment and design may improve upon existing conditions in a cost effective manner. In preparing to address the deteriorating infrastructure nearing the end of its service life staff included funds in the 2019 Parking Capital Budget to undertake a review of the Erie Street parking lot, including consideration for design and reconstruction once again.

Analysis: On February 22, 2019 a notice of Open House containing project information was mailed to property owners and residents within 120m of the lot. Information about the open house was also included on the City's website and social media sites and in the Town Crier.

The open house was held on March 6, 2019, in the City Hall Auditorium from 4:00pm - 6:00pm. The Deputy Clerk, the Customer Service Clerk II from the Clerk's Office, the Project Engineer, and the Engineering Design Technician were available throughout the open house to answer questions raised by attendees. Individuals who were unable to attend were asked to submit comments through the City's website by March 20, 2019.

A total of 13 people were in attendance at the Open House and a total of 17 comments were received by the deadline of March 20, 2019.

Attached to this report is:

- An open house summarization containing a detailed list of questions asked at the open house and staff's corresponding responses and responses to activities from the open house; and a
- list of feedback received on the comment cards and through the City's website.

Overall, the project received both positive and negative responses. A majority of responses indicated there should not be a loss of parking as a result of this project. Staff are in agreement and hope to maintain or increase the number of parking spaces in this lot.

Additional comments include:

- keep the design of the lot status quo and address infrastructure issues;
- do not construct a parking structure;
- construct a parking structure;
- improve pedestrian and vehicle sightlines;
- remove an entrance to improve sightlines;
- do not remove an entrance;
- do not remove delivery zones;
- complete construction in two phases to minimize impact on businesses;
- create a cycling path through the lot to Allen's Alley;

- add additional short term parking; and
- a traffic study should be done on vehicle queueing at the Erie Street and Ontario Street intersection as it may impact the functionality of the parking lot.

The next step of this project is to prepare a conceptual design with preferred options. The design and preferred options would be presented at a public open house to seek feedback. Following the collection of feedback, staff will prepare a second report recommending a preferred design.

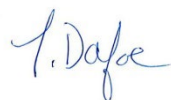
At the Open House, staff presented the following tentative schedule for this project:

March 6, 2019	Open House – Information Gathering
April 24 – May 28, 2019	ITS Sub-committee, Committee & Council – Report on Feedback (For Information Purposes Only)
June 2019	Open House – Conceptual Design with Preferred Options
July 22 – Sep 6, 2019	ITS Sub-committee, Committee & Council – Report Re: Selection of Preferred Design
November 2019	Detailed Design and Construction Open House
Nov 27 – Dec 16, 2019	ITS Sub-committee, Committee & Council – Open House Feedback Report
January 2020	Tender Issued (subject to budget approval)
February 2020	Tender Closed
March 1, 2020	Construction Starts

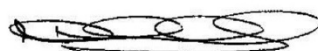
Financial Impact: The 2019 capital budget included \$100,000 to evaluate the condition of the Erie Street parking lot, gauge public opinion and develop a design plan for desired improvements.

Staff intends to forward the construction of the project to the Finance and Labour Relations 2020 Budget Committee for consideration as part of next year's draft budget submission.

Staff Recommendation: THAT the report entitled "2019 Erie Street Parking Lot Improvements Open House" be received for information.



Tatiana, Deputy Clerk



Michael Humble, Director of Corporate Services

Rob Horne

Rob Horne, Chief Administrative Officer