



Circulate San Diego

233 A Street, Suite 206
San Diego, CA 92101
Tel: (619) 544-9255
Fax: (619) 531-9255
www.circulatesd.org

October 11, 2021

Mayor Todd Gloria
City Administration Building
202 C Street, 11th Floor
San Diego, CA 92101

Dear Mayor Gloria and City Council:

On behalf of Circulate San Diego, whose mission is to create excellent mobility choices and vibrant, healthy neighborhoods, I am writing in support of Mayor Gloria's Parking Policy Reform proposal for non-residential uses.

This proposal would allow business near transit and neighborhood commercial zones to right-size their parking footprint according to their needs by eliminating parking requirements for most uses in these areas. Under current law, businesses seeking to build, remodel, or repurpose outdoor space can be hit with burdensome requirements. According to 2014 estimates, construction of surface parking in Los Angeles costed about \$27,000 per space, while underground parking can cost around \$35,000 per space.¹ It is likely that these costs have increased since 2014.

Moreover, current parking minimums are a threat to the City's goals from its Climate Action Plan. Forcing businesses to build parking creates large stretches of asphalt that are hostile to pedestrians, cyclists, and transit users. If the City is to achieve its goal of having large shares of commuters in TPAs bike, walk, or use transit by 2035, it cannot require businesses to cater to drivers.

The Mayor's proposal was presented to the Planning Commission and to the Active Transportation and Infrastructure Committee.² Both voted to recommend that the City Council approve the proposal. However, the item has yet to be calendared for a City Council meeting. We urge you to calendar this item and pass it as quickly as possible, so that San Diego businesses can enjoy its benefits.

Sincerely,

Jesse O'Sullivan
Policy Counsel

¹ Donald Shoup, "The High Cost of Minimum Parking Requirements," *Transport and Sustainability*, Vol. 5, p. 87–113 (2014) p. 90, available at <http://shoup.bol.ucla.edu/HighCost.pdf>.

² "Planning Commission Meeting of June 3, 2021" Youtube.com <https://www.youtube.com/watch?v=Dr8CykM-Wqo> (at 1:44:40); "Actions for the Committee Meeting of Wednesday June 16, 2021 at 2:00 P.M." Sandiego.gov, <https://onbase.sandiego.gov/OnBaseAgendaOnline/Meetings/ViewMeeting?id=4454&doctype=2>.