

March 26, 2019

Ed Rinehart A.I.A

109 "B" Central Avenue

Salinas, CA 93901



Submitted herein is a parking survey requested by the City of Salinas Planning Department for application CUP amendment 2018-26. The request is for a parking reduction of 58%. Required parking based on the proposed use is 96. Total provided is 43. 52. 52% 108

Survey was based on field observation which was performed on March 26, 2019.

If you have any questions regarding this Survey, please contact us at the following telephone number (831) 320-1536.

Sincerely,

Ben Tiscareno
Designer

Exhibit I

Introduction:

This survey was performed per the request of the City of Salinas Planning Department. The purpose of the survey is to justify the reduction of a 58% parking reduction rate. The proposed use of the property will be Minor Vehicle Repair. 52%

Operation of Business:

Number of Employees: 1-2 per tenant

Operating hours: Monday through Friday: 8:00 am to 5:00 pm.

Observation Method:

The survey was taken on March 26, 2019. The survey was taken was from 8 am to 10 am.

Observation:

Traffic on Bridge Street was minimal. As shown on the exhibits, parking on the street was at minimum. Few cars were parked on the street.

A survey was completed on similar business in the vicinity.

BUSINESS	PARKING SPACES	ACTUAL CARS PARKED
6 bridge Street UNIVERSAL TOWING	3	3
206 Market Way ARNOLD'S UPHOLSTERY	5	3
208 Market Way VACANT	0	0
132 A Market Way ARNOLD'S UPHOLSTERY	6	6
132 ^C Market Way JM AUTOMOTIVE REPAIR	5	5

Conclusion and Recommendation:

Limited similar businesses were located within the MAF zoning district.

Based on the field observation, the proposed use, will no impact street parking.
See attached Exhibits:

EXHIBIT "A"

Picture #1,

3/25/2018 @ 9:00 A.M.

206 and 208 Market Way

EXHIBIT "B"



Picture #2, 3/25/2019 @ 9:00 A.M. 206 and 208 Market Way

EXHIBIT "C"



Picture #3, 3/25/2019 @ 9:00 A.M. 132 "A" and 132 "D" Market Way

A photograph of a light blue industrial building with a large roll-up door. A white car and a dark SUV are parked in front. A crane arm is visible on the right side of the building. The foreground shows a cracked asphalt surface.

Picture #4, 3/25/2019 @ 9:00 A.M. 6 Bridge Street