

ORDINANCE NO. 18- 5074

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SEATAC, WASHINGTON ADDING A NEW CHAPTER 9.50 TO THE SEATAC MUNICIPAL CODE ESTABLISHING A PERMIT PARKING PROGRAM.

WHEREAS, some of the City's neighborhoods and business areas, particularly within the McMicken Heights/Sue Linda areas have experienced increased competition for limited on-street parking due to increased traffic brought by the Sound Transit Station, Sea-Tac Airport, and the construction of the pedestrian bridge across International Blvd. that provides access to the Airport Light Rail Station and Sea-Tac Airport; and

WHEREAS, SeaTac Police currently has limited capacity to enforce on-street parking regulations on a constant, 24-hour basis; and

WHEREAS, in December, 2014, the affected residents of SeaTac expressed through a petition the need to have a regulated permit parking program; and

WHEREAS, between January, 2015 and August, 2016, the City staff and residents jointly formed a focus group to discuss, strategize, and recommend solutions to address the on-going parking problem; and

WHEREAS, in July, 2015, the City implemented measures such as: educational outreach to neighboring businesses by distributing flyers to inform users where parking is prohibited, placement of signage to stop littering, and stricter parking enforcement, all of which appeared to yield minimal impact in resolving the parking problems; and

WHEREAS, the residents of affected areas, specifically the residents in McMicken Heights/Sue Linda areas, have utilized cones or barriers to deter parking along their neighborhood streets; and

WHEREAS, in August, 2016, the matter was brought to the Public Safety & Justice Committee for recommendations to address the on-going parking problems; and

WHEREAS, in October, 2016, the Public Safety & Justice Committee recommended that staff conduct a permit parking program study to evaluate the need for such a program in the most heavily-affected areas; and

WHEREAS, in December, 2016, the City Council appropriated \$575,000 for the study, design and implementation of a Permit Parking Program; and

WHEREAS, in June, 2017, the Council authorized the City staff to engage with the consulting firm Transpo Group for a thorough review and study of the affected areas; and

WHEREAS, City staff and Transpo Group jointly recommended that the Council authorize development of a Permit Parking Program that restricts parking zones to prioritize the use of publicly available parking through a permit process; and

WHEREAS, the City Council desires that the Permit Parking Program be first implemented in the southwest portion of the McMicken Heights/Sue Linda areas where parking occupancies are higher due to the density of multi-family housing and the close proximity to the pedestrian overpass at South 176th Street; and

WHEREAS, the Permit Parking Program could be expanded into other areas, as desired, to regulate and prioritize the use of public parking through a permit system or incorporate paid parking in areas where demand is high; and

WHEREAS, on May 22, 2018, the City Council accepted the recommendation of the Permit Parking Program study, and authorized the implementation of a Permit Parking Program;

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF SEATAC, WASHINGTON DO ORDAIN AS FOLLOWS:

Section 1. A new Chapter 9.50 of the SeaTac Municipal Code is hereby added to read as follows:

9.50.010 Purpose.

- A. The Program is established with the intent to:
1. Prioritize parking for residents and local businesses;
 2. Manage availability of on-street parking supply in designated areas;
 3. Implement a process for issuing permits that authorize parking within restricted zones;
 4. Establish rules and regulations to implement the program;
 5. Provide for a means of enforcement; and
 6. Provide for recovery of the costs for the administration of the Program.

9.50.020 Definitions.

For the purposes of this Chapter, the following definitions shall apply:

- A. "City Manager" means City Manager or designee.
- B. "Permit" means an affirmative authorization issued electronically by a designated City official.
- C. "Permit holder" means a resident or business owner who applied and was approved to park within the Permit Parking Zone.
- D. "Permit Parking Zone" (PPZ) means a designated area where vehicles are explicitly authorized to park with a parking permit.
- E. "Program" means Permit Parking Program.
- F. "Resident" means individuals who reside in the City of SeaTac within the Permit Parking Zone.
- G. "Vehicle" under this Chapter means any motor vehicle and as further defined under RCW 46.04.670, excluding bicycles.

9.50.030 Authority.

The City has the authority to restrict parking or impose time limits on parking, consistent with SMC 9.05.090.

- A. The Parking Compliance Officer(s) is a limited commission officer who shall have the authority to accept permit applications, report violations, and issue a notice of infraction to enforce violations of this Chapter.

9.50.040 Parking Permits.

- A. Permits Required. A parking permit must be obtained from the City for any vehicle to park on any city street with posted restrictions requiring such permit.

A parking permit does not guarantee a parking space and does not exempt the permit holder from observing zones where parking is prohibited at all or at specified times for safety reasons or for reasons other than related to the parking permit, including but not limited to, permanent or temporary no parking zones, loading zones, fire zones, and disabled parking areas.

B. Permit Eligibility.

1. Any resident or business owner within a PPZ may apply for up to two (2) parking permits per address for vehicles under his or her control and registered to their SeaTac address within that PPZ.
2. No permit shall be issued for any vehicle referenced in SMC 9.05.050 and 9.05.060.

C. Application.

A permit application shall be submitted electronically or on a form provided by the City. The applicant shall provide and attest to the accuracy of the information provided, and acknowledge the terms and conditions of permit privileges.

1. To obtain a permit, all of the following requirements shall be met:
 - a. The applicant must be a current resident or a business owner within the PPZ for which the permit is to be issued; and
 - b. The applicant must show proof of residency by submitting one (1) of the following:
 - i. A valid driver's license with current address.
 - ii. A current property tax statement.
 - iii. A current utility bill in the applicant's name dated within 30 days of the date of application.
 - iv. A voter registration card with current address, or
 - v. Any other documentation deemed acceptable by a designated member of City staff.
 - c. The vehicle registration address shall be the same as the address of the applicant's residence or business within the PPZ.
2. Additional Requirement for Business Owners. In addition to the requirements under (C)(1) of this Section, business owners must have a valid business license issued by the City of SeaTac.
3. Additional Requirement for Renters. In addition to the requirements under (C)(1) of this Section, renters/lease holders are required to provide a copy of an executed lease between the owner or an agent of the property owner and the named tenant on the lease.

D. Fees.

1. Fees shall be adopted under the SeaTac fee schedule. The Finance Director may establish an annual system for permit renewal and fee collection.
 - a. Permit parking fees shall be paid at the time the application is submitted.
 - b. The Program may allow a reduced fee based on the applicant's annual income; provided, any discount is subject to proof of eligibility through supporting financial information submitted to the City.
 - c. All permit fees are non-refundable.
2. Reissuance Fee. An administrative fee may be assessed for the reissuance of each permit.

E. Permit Issuance, Expiration, and Renewal.

1. Issuance. A parking permit shall only be issued for a specific vehicle and is non-transferable to any other vehicle.
2. Reissuance or Cancellation of Parking Permit. A resident or business owner within the PPZ shall cancel or request reissuance of a permit in the event a permitted vehicle has been sold, stolen, or destroyed. When a permit has been reissued, the original permit will be deemed inactive and no longer valid.
3. Expiration and Renewal. Parking permits shall be valid for one (1) year from the date the permit was issued. Permits for residents and business owners may be renewed annually.

F. Denial of Permit Application. Permit privileges may be denied for reasons including, but not limited to:

1. Any material misrepresentation on a permit application.
2. The applicant does not satisfy the requirements under subsection C of this Section.
3. An incomplete application.

If a parking permit application is denied, the City shall provide the applicant with the reason(s) for denial in writing. The applicant may remedy the issue(s) by providing supplemental or clarifying information and resubmit the application.

9.50.050 Misuse, Revocation of the Permit and Violations.

A. Any person who has been issued a permit to park in the PPZ shall comply with the provisions of this Chapter. Permit holders who violate this Chapter may have their permit revoked.

1. No person other than a designated City Official is authorized to permit a vehicle to park in any PPZ in excess of the posted time limit.
2. A parking permit(s) may be revoked from any person to whom a parking permit has been issued if such person has violated any provision of this Section. Such violations may include, but are not limited to:
 - a. Offering or agreeing to authorize or permit any person to park a vehicle in any restricted parking zone for any monetary consideration;
 - b. Transferring money or any other thing of value in exchange for the unauthorized use of any parking permit or other identification issued by the City; or
 - c. Allowing a parking permit issued by the City to be used without permission.

9.50.060 Penalty for Misuse of Permit.

- A. No parking permit shall be issued to such person found to be in violation SMC 9.50.050.
- B. Any person found to be in violation of SMC 9.50.050 is subject to an infraction with a penalty of two-hundred and fifty dollars (\$250.00), plus any court costs that may be assessed.
- C. The penalties set forth herein are not exclusive. The City may seek remedies in accordance with the law, in addition to any criminal penalties that may be applicable.

9.50.070 Parking Restrictions.

Parking of vehicles in excess of the posted time limits without a City-issued parking permit shall be prohibited in the areas depicted on the map referenced in Section 2.

9.50.080 Enforcement and Violation.

No person without authority under this Chapter shall park in excess of the posted time limits within a PPZ without a parking permit.

- A. A current and valid permit issued by the City under this Chapter is required as a condition for parking within the PPZ for a period that exceeds the limit of time posted on the signage.
- B. The restrictions within the PPZ are enforced twenty-four (24) hours a day, seven (7) days a week, including holidays.
- C. A violation of this Chapter shall constitute a parking infraction and is subject to a penalty in the amount of \$50.00.
- D. The penalties set forth herein are not exclusive. The City may seek remedies in accordance with the law, in addition to any criminal penalties that may be applicable.

9.50.090 Overtime and Repeated Violation, Separate Penalty.

Once a notice of infraction for overtime parking has been issued or affixed to a vehicle, each subsequent period of time (as posted) that lapses shall constitute a separate additional violation.

9.50.100 Establishing, Expanding and Reducing Permit Parking Zones.

- A. The City Manager shall consider whether a PPZ within a designated area would promote certain benefits, and may recommend to the City Council to establish the Program in an area where either one of the following instances occur:
 - 1. Upon receipt of a petition in which 75% of the residents and/or business owners in a designated area support a permit zone and when available parking spaces in the area is routinely below 40% of available on-street spaces used for greater than three (3) hours; or
 - 2. A finding by the City that there are benefits in establishing or expanding a PPZ which includes but is not limited to:
 - a. Increased access for area residents and business owners;
 - b. Reduced traffic congestion;
 - c. Increased traffic or pedestrian safety;
 - d. Reduced air or noise pollution;
 - e. Reduced commuter parking in neighborhoods; and
 - f. Prevention of blighted areas.
- B. Adverse impacts that may prevent establishing, expanding, or reducing a PPZ include but are not limited to:
 - 1. Inability to effectively enforce the program restrictions;
 - 2. Lack of alternative transportation modes; and

3. Availability of efficient and more cost effective solutions.

- C. If a PPZ is initiated by the City, the residents and/or business owners in the PPZ can oppose the establishment of the Program with a petition of at least 60% of the residents and/or business owners in the proposed permit zone. The residents and business owners in the neighborhood are encouraged to form a committee to provide input to the City on the management of the permit zone.

Section 2.



Permit Parking Zone 1
SeaTac Permit Parking Program

FIGURE 1

Establishment of McMicken Heights/Sue Linda neighborhood PPZ will be on both sides of the following streets:

- 31st Ave South from South 170th street to the end of street near South 168th Place
- 31st Place south from South 170th street to the end of street south 168th Place
- All of South 168th Place
- 32nd Ave South from South 176th street to South 170th street
- 33rd Ave south from South 175th Street to the end of the cul-de-sac past South 169th street
- 34th Ave South from South 176th Street to South 168th Street
- 35th Ave South from South 168th Street to end of cul-de-sac past South 172nd Street
- South 175th Street from 32nd Ave South to 3425 South 175th street
- South 173rd Street from 32nd Ave South to 3417 South 173rd Street
- South 172nd Street from 32nd Ave South to 3511 South 172nd Street
- South 170th Street from 31st Ave South to 37th Ave South
- All of South 169th Street

