GreenTRIP
Parking Database

San Jose SPUR

“Is anyone using that parking space?”

October 9, 2014

Ann Cheng
& Jeff Oberdorfer
### 2.2 Parking Spaces per Unit

<table>
<thead>
<tr>
<th>Change</th>
<th>2.2</th>
</tr>
</thead>
<tbody>
<tr>
<td>Units</td>
<td>801</td>
</tr>
<tr>
<td>Parking Spaces</td>
<td>1,800</td>
</tr>
<tr>
<td>Parking Cost</td>
<td>$33.3 m</td>
</tr>
</tbody>
</table>

Mid Rise TOD
## 2.2 Parking Spaces per Unit vs. 1.1

### Change

<table>
<thead>
<tr>
<th></th>
<th>2.2</th>
<th>1.1</th>
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<tbody>
<tr>
<td>Units</td>
<td>+162</td>
<td>801</td>
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<tr>
<td>Parking Spaces</td>
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<td>1,800</td>
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<tr>
<td>Parking Cost</td>
<td>-$12 m</td>
<td>$33.3 m</td>
</tr>
</tbody>
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Mid Rise TOD
First Community Housing
EcoPasses to all – Over 1500 residents

• 22%: Reduced number of cars in household
• 64%: Use more than 4 times per week

Source: FCH
### 2.2 Parking Spaces per Unit

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<th>0.7</th>
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<tr>
<td>Units</td>
<td>+220</td>
<td>801</td>
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<tr>
<td>Parking Spaces</td>
<td>-1,086</td>
<td>1,800</td>
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<tr>
<td>Parking Cost</td>
<td>-$20.1 m</td>
<td>$33.3 m</td>
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</table>

**Traffic Reduction Strategies**

- 1 free pass
- 1 free carshare membership per unit

+$6 million
Project Evaluation Report Takes Mystery Out of Reduced Driving in TOD
GreenTRIP Connect empowers city officials to approach planning in a new way
INITIAL PROPOSAL
$2.3 million Parking Garage
AFTER

$1.27 million Traffic Reduction Strategy Package

- In Unit Bicycle Parking Hooks
- FREE AC Transit Transbay Bus 2 / unit; 40 years
- FREE GetAround membership to 4-6 Shared Cars
- 4 types of bike parking
  - 154: in unit
  - 24: guest secured
  - 34: basement
  - 8: on street
- $10 Bikelink Card for Every Resident
- Bicycle Fixing Station
- Walk/Bike/Transit Travel Info Touch Screen
- Pedestrian Trunk in Every Unit
Garden Village: First Zero Parking Project

On-site car-sharing hub and ample bike facilities.
Challenges for Scaling Impact with Certifications Alone

1) DATA gaps
2) Projects requires significant analysis
3) Outdated codes (need variances)
4) Planning staff cuts
5) TDMs and new tech emerging quickly (hard to bring into codes to help catalyze).
Closing Data Gaps

1) Analyzing Caltrans’ Travel Survey
2) Statewide AH and TDM Trip Gen
3) Parking Database
4) Maximizing transit pass benefits
WHY CREATING AND PRESERVING AFFORDABLE HOMES NEAR TRANSIT IS A HIGHLY EFFECTIVE CLIMATE PROTECTION STRATEGY
Household Vehicle-Miles Traveled (VMT) per Day

- HCD TOD
- HQTA
- Non-TOD

HUD Income Threshold

<table>
<thead>
<tr>
<th>Category</th>
<th>HCD TOD</th>
<th>HQTA</th>
<th>Non-TOD</th>
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</thead>
<tbody>
<tr>
<td>EXTREMELY LOW</td>
<td>20.7</td>
<td>29</td>
<td>41.6</td>
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<tr>
<td>VERY LOW</td>
<td>23.4</td>
<td>30.2</td>
<td>41</td>
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<tr>
<td>LOW</td>
<td>26.3</td>
<td>38.1</td>
<td>52.7</td>
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<tr>
<td>MODERATE</td>
<td>32.8</td>
<td>45.4</td>
<td>64.2</td>
</tr>
<tr>
<td>HIGHER</td>
<td>49.3</td>
<td>57.9</td>
<td>78.7</td>
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</table>
Household Vehicle Ownership

- HCD TOD
- HQTA
- Non-TOD

HUD Income Threshold

- Extremely Low
- Very Low
- Low
- Moderate
- Higher

Vehicles

0.0
0.5
1.0
1.5
2.0

Graph showing vehicle ownership across different income thresholds for HCD TOD, HQTA, and Non-TOD categories.
GreenTRIP Connect

Online Tool

Concept
<table>
<thead>
<tr>
<th>OUTPUTS</th>
<th>ITE NATIONAL STANDARD</th>
<th>SMART GROWTH LOCATION</th>
<th>WITH AFFORDABLE HOMES &amp; GreenTRIP Strategies</th>
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<tr>
<td>Total Units</td>
<td>804</td>
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Add GreenTRIP Strategies Below:
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Add GreenTRIP Strategies Below:
## GreenTRIP Connect

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**Add GreenTRIP Strategies Below:**

- **Transit Passes (Per Unit)**: [ ]
- **Carshare Membership (Per Unit)**: [ ]
- **Bikeshare Membership (Per Unit)**: [ ]
- **Percentage of Affordable Units (Per Area Median Income)**: [ ]
- **Unbundled Parking**: NO
- **This Project Qualifies As**: Classic

---

*Note: This project qualifies as Classic or Platinum based on the current settings.*
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**Add GreenTRIP Strategies Below:**

- **Transit Passes (Per Unit):**
  - Current: 0
  - Adjust to: 1

- **Carshare Membership (Per Unit):**
  - Current: 0
  - Adjust to: 1

- **Bikeshare Membership (Per Unit):**
  - Current: 0
  - Adjust to: 1

- **Percentage of Affordable Units (Per Area Median Income):**
  - Current: 0%
  - Adjust to: 50%

- **Unbundled Parking:**
  - Current: NO
  - Adjust to: YES

**This Project Qualifies As:**
- Classic
- Platinum
<p>| | | | |</p>
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- **Transit Passes** (Per Unit)
- **Carshare Membership** (Per Unit)
- **Bikeshare Membership** (Per Unit)

- **Percentage of Affordable Units** (Per Area Mean Income)
- **Unbundled Parking**

This Project Qualifies As:
- Classic
- Platinum
## GreenTRIP Connect

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### Add GreenTRIP Strategies Below:

- **Transit Passes (Per Unit)**
- **Carshare Membership (Per Unit)**
- **Bikeshare Membership (Per Unit)**

### Transit Passes (Per Unit)

- Percentage of Affordable Units (Per Area Mean Income)

### Carshare Membership (Per Unit)

- Unbundled Parking

### Bikeshare Membership (Per Unit)

- This Project Qualifies As:
  - Classic
  - Platinum
Translating complex models into measures that matter:
ITE just adopted new Smart Growth Trip Generation methodology!
Or Caleemod, or ideally combine!

CNT will build predictive parking model from GreenTRIP Parking Database and other data.

Existing data (CAPCOA etc.) then update when Caltrans’ Statewide and City of LA’s studies are complete: 2016

- Existing data from Caltrans’ recent state survey.
- Also update based on Caltrans and LA studies.
Database.greentrip.org

Comparison Report

$139,352,200  
Construction Cost of Unused Spaces

31%  
Average % of Unused Spaces

867,900  
Square Feet of Unused Parking

9,937 Total Spaces  
6,494 Used  2,893 Unused  
Avg. Available Spaces/Unit: 106  
Avg. Occupied Spaces/Unit: 0.73
Parking Database

**Comparison Report**

- **$139,352,200**: Construction Cost of Unused Spaces
- **31%**: Average % of Unused Spaces
- **867,900**: Square Feet of Unused Parking
Map Legend Drop Down Menu

- Choose a Building Label
  - Buildings
  - Housing Affordability
    - Market Rate
    - Affordable
  - % Parking Unused
    - low
    - med
    - high
Comparison Report

$28,435,400
Construction Cost of Unused Spaces

31%
Average % of Unused Spaces

213,600
Square Feet of Unused Parking

D.I.Y. Parking Study
Building Report: Resident & Parking Profile

Parking Database

Ironhorse at Central Station
1801 14th Street
Oakland, CA 94607

Total Units: 99 | Total Bedrooms: 211 | Total Parking: 109
Year Built: 2009
Place Type: Transit Town Center
Developer/Owner: BRIDGE Property Management Company
Property Management Company: BRIDGE Property Management Company
Property Website: www.bridgehousing.com

Resident Profile

95% Resident Occupancy
99 Total Units

Residential Parking Profile (count date: 06/27/2014)

41% Unused Spaces
109 Total Spaces
64 Used, 45 Unused

$2,250,000 Cost of Unused Spaces
13,500 Sq. Ft. Unused Spaces
Plans and Policies

Site level
- Traffic analysis
- Justify variances
- Community engagement

Local Jurisdictions
- Zoning Codes
- Housing Elements
- Traffic Impact Fees
- Specific Plans

Regional
- Justify Regional Funds like TOAH
- Regional Travel Models
- SCS policies
- Inclusion in transportation funding measures

State
- Cap and Trade
- Homes Act
- Caltrans - TDM and Affordable Housing as solution
- Grant Criteria