

TOWN OF CALEDON

Welcome!

Town of Caledon
Southfields Community Village - Parking Strategy Study

Public Information Centre #2
September 19, 2024, from 6:00 p.m. to 8:00 p.m.

PLEASE SIGN IN

Please review the materials and provide your input on the sheets available, or online, by October 3, 2024.

Staff are available to answer your questions.

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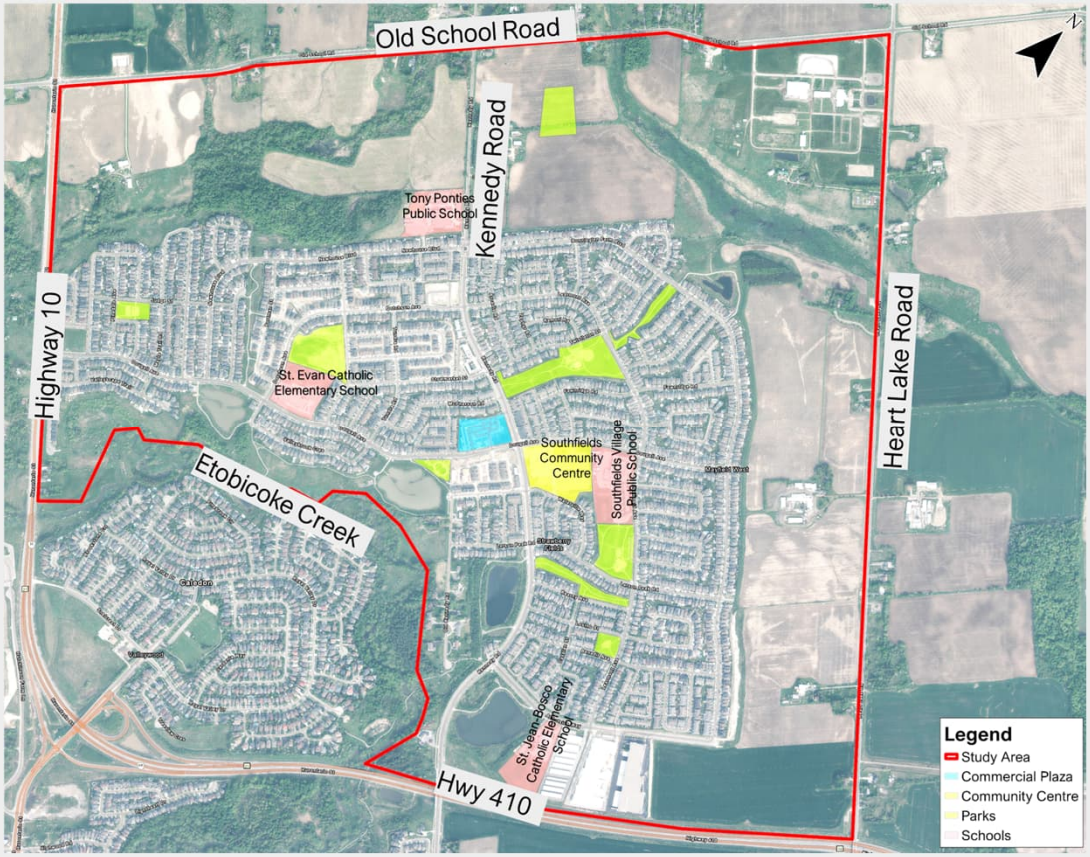


Southfields Community Village Parking Strategy Study

TOWN OF CALEDON

STUDY OBJECTIVES

- Parking demand and supply gap analysis
- Reviewing existing by-laws and permitting processes concerning parking
- Reviewing best practices.
- Identify potential options and respective impacts by consultation with the public and stakeholders.
- Develop short and long-term Parking Strategies by addressing parking needs, identifying gaps in current By-laws, recommend Permits, and Programs to address parking demand while reducing potential illegal parking challenges.



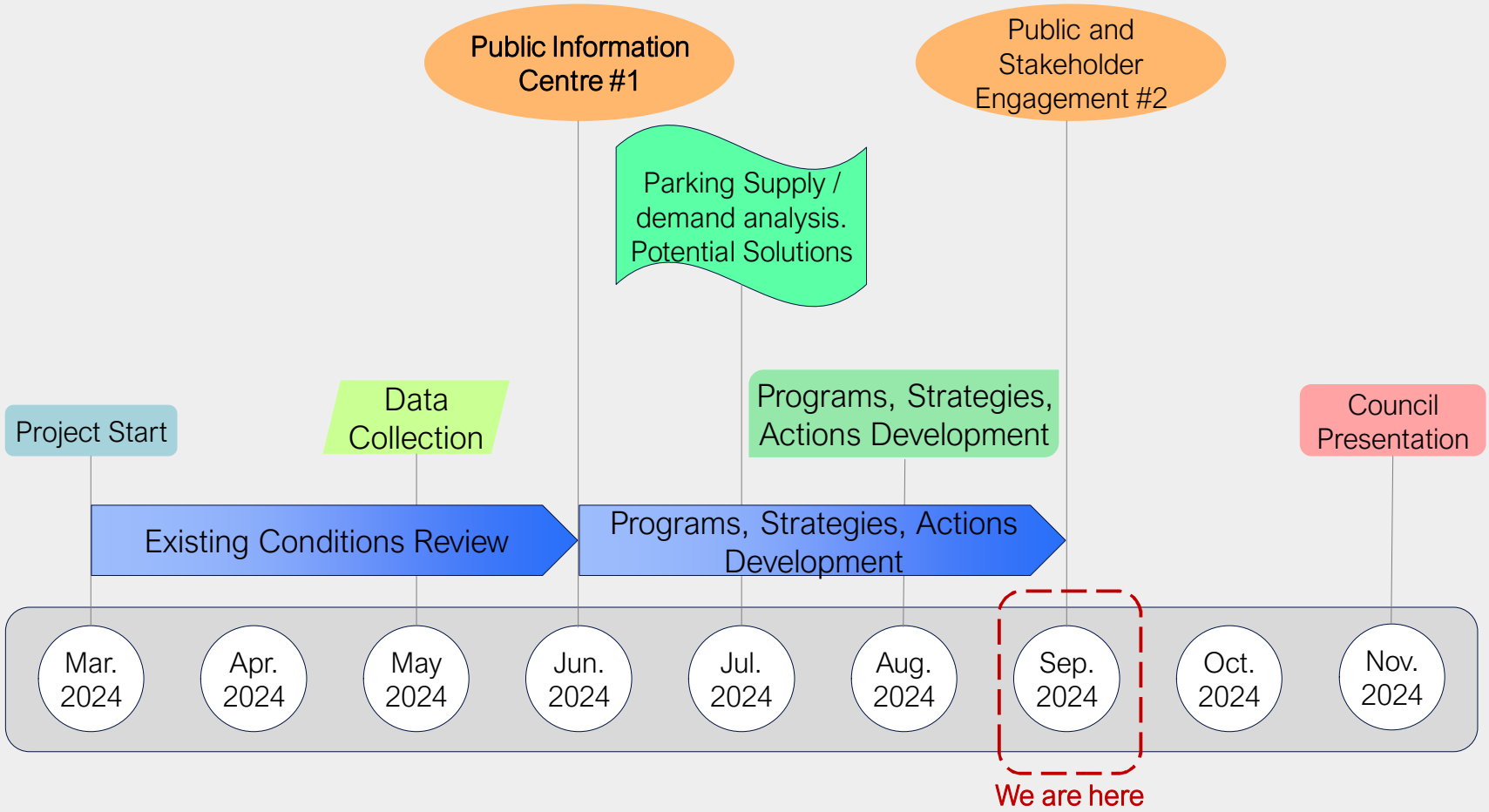
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Southfields Community Village Parking Strategy Study

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STUDY FRAMEWORK



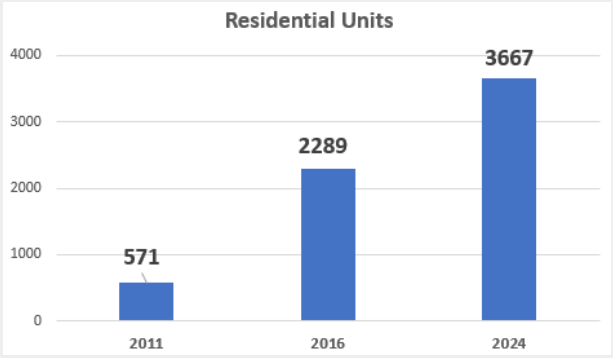
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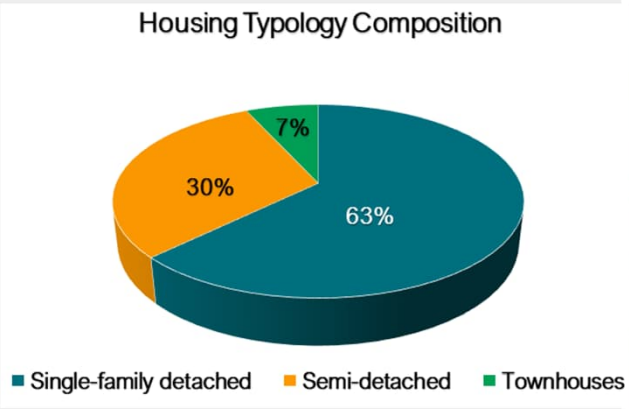


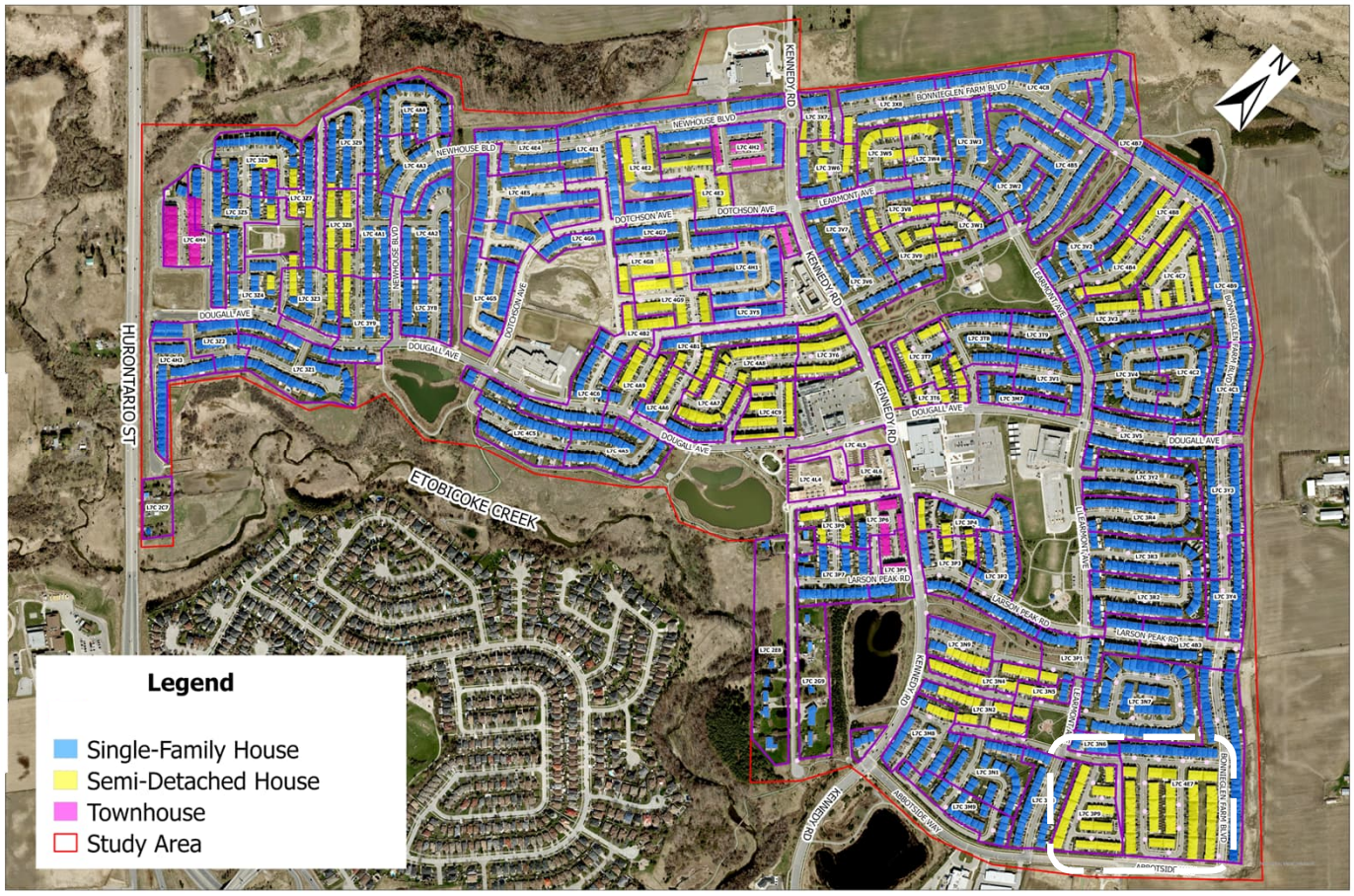
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ANALYSIS OF EXISTING CONDITIONS - HOUSING TYPOLOGY







- 3,667 residential units in Southfields Community Village.

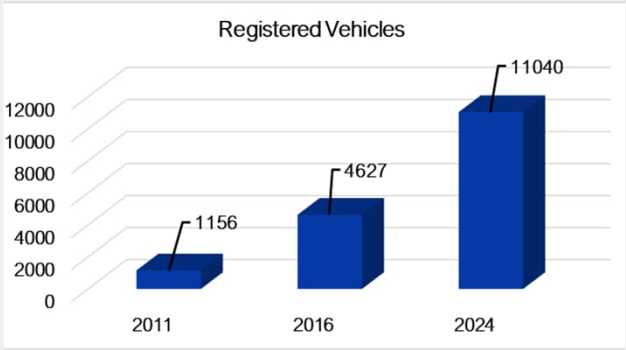
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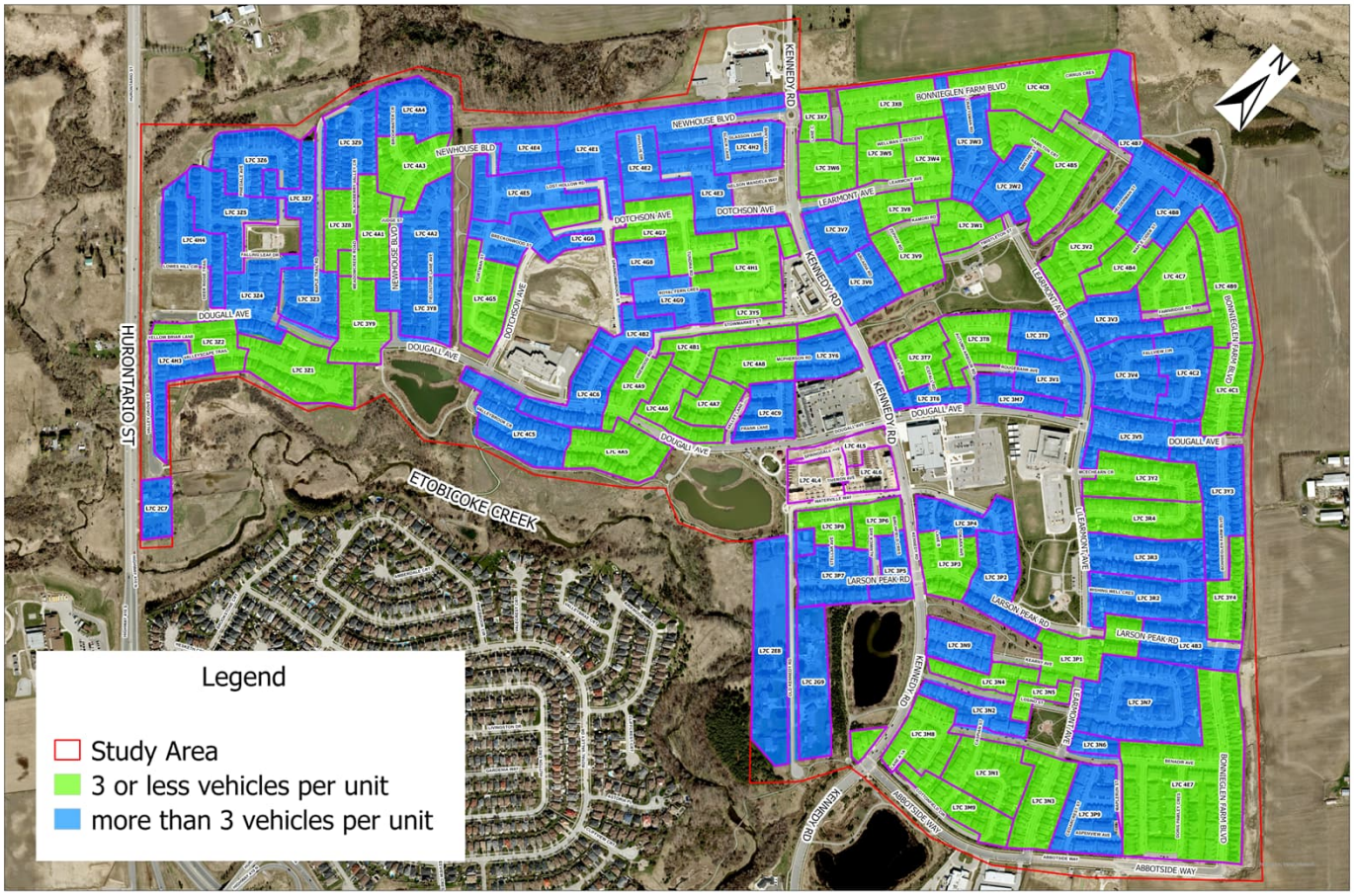
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ANALYSIS OF EXISTING CONDITIONS – PARKING DEMAND (REGISTERED VEHICLES)



- **11,040** Registered Vehicles with the Community Village in 2024.
- 105 Postal Codes within the Community Village.
- Approximately 51% of residential units have more than 3 vehicles per unit.



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ANALYSIS OF EXISTING CONDITIONS – PARKING DEMAND (FIELD PARKING SURVEYS)

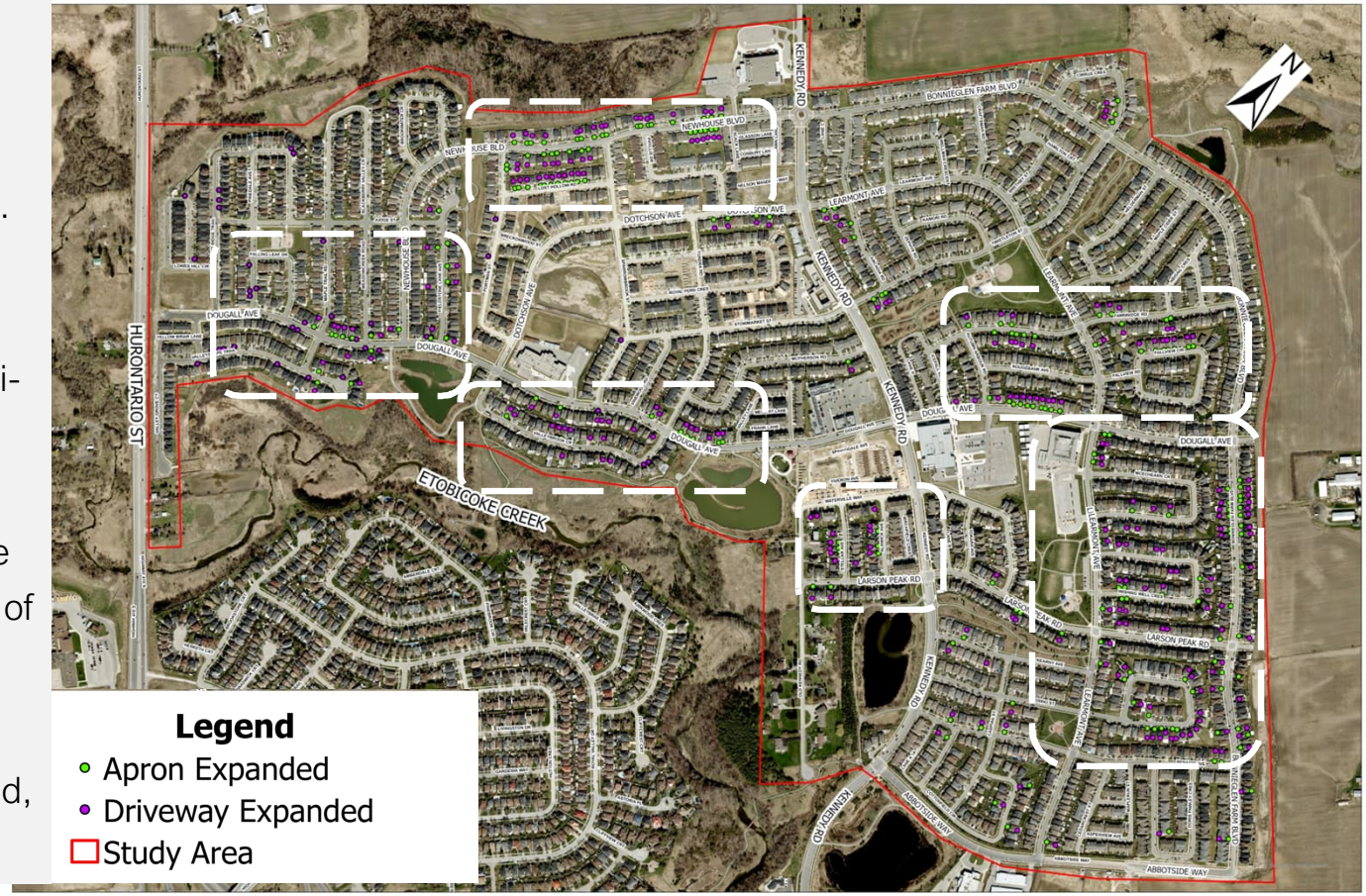
- **Purpose**: The objective of the surveys was to get a spot assessment current parking demand.
- **Surveys Conducted**:
  - Field Surveys: Thursday, May 2, 2024 (8:00 PM - 9:00 PM) and Saturday, May 4, 2024 (5:00 PM - 6:00 PM)
  - Drone Survey: Saturday, May 25, 2024 (5:00 PM - 6:00 PM)
- **Finding**:
  - Peak parking demand was observed on weekend.



Analysis of Existing Conditions - Driveway/Apron Expansion – Field Observations

The field observation analysis concludes:

- **Total Extensions**: Observed for approximately 300 residential units.
- **Distribution**: Majority of extensions (265 units) are for single-family homes, with the remainder for semi-detached houses.
- **High-Intensity Areas**: Significant driveway and apron expansions are concentrated in three key sections of the Community Village:
  - Dougall Avenue;
  - Bonnieglen Farm Boulevard; and,
  - Newhouse Boulevard.



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Key Stakeholder Feedback from PIC #1 (June 12, 2024)

Parking Shortage	Residents reported a parking shortage within the community.
Sidewalk Blockage	Vehicles overhanging sidewalks, causing accessibility challenges for pedestrians.
By-law Violations	Concerns were raised about widespread non-compliance with the Town's parking regulations, including vehicles parked in no-parking zones, in front of fire hydrants, and blocking driveways.
Extended Driveway	Some residents have resorted to paving front lawns to create additional parking.
Enforcement Gaps	Residents requested for increased parking enforcement to address ongoing parking issues.
On-Street Parking Suggestions	Suggestions were made for new parking strategies, including implementing on-street permit parking systems aiming to address current parking issues and decrease instances of non-compliance and illegal parking.
Overnight Parking:	Consider allowing overnight parking at Town-owned facilities to alleviate parking issues and as an additional parking option.



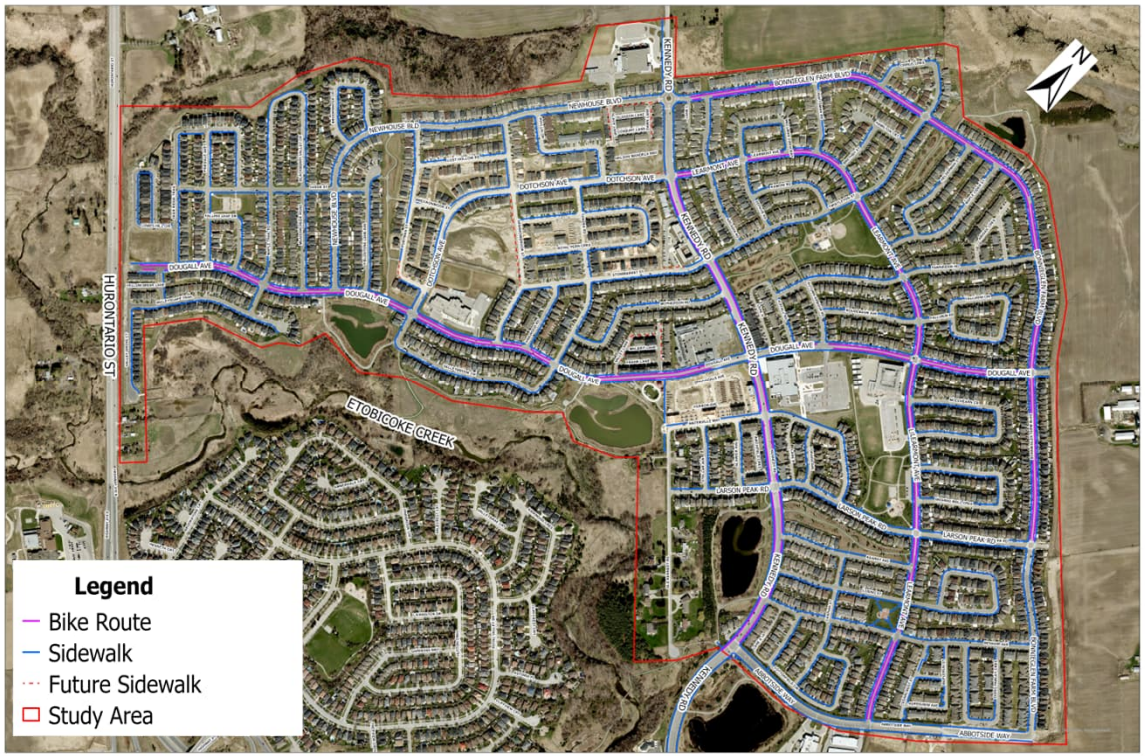
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ANALYSIS OF EXISTING CONDITIONS - PARKING SUPPLY OPPORTUNITIES

Road Classification and Availability of Sidewalks

Road Classification	Street Name	Sidewalk Available
Arterial road	Kennedy Road	Both sides
Main street	Dougall Avenue	Both sides
Neighbourhood collector road	Larson Peak Road	Both sides
Industrial collector road	Abottside Way	Both sides
Green collector road	Newhouse Boulevard / Bonnieglen Farm Boulevard and Doutchson Avenue / Learmount Avenue	Both sides
Local street	Rest of the street within Community Village	One-Side
Public laneways	Houses with garages fronting on back street	None



On-Street Parking Supply Overview:

- On-Street Parking: Approximately 1,500 spaces available within the Southfields Community Village.

Data Source:

- Draft Subdivision Plans
- Town's GIS database and field investigations

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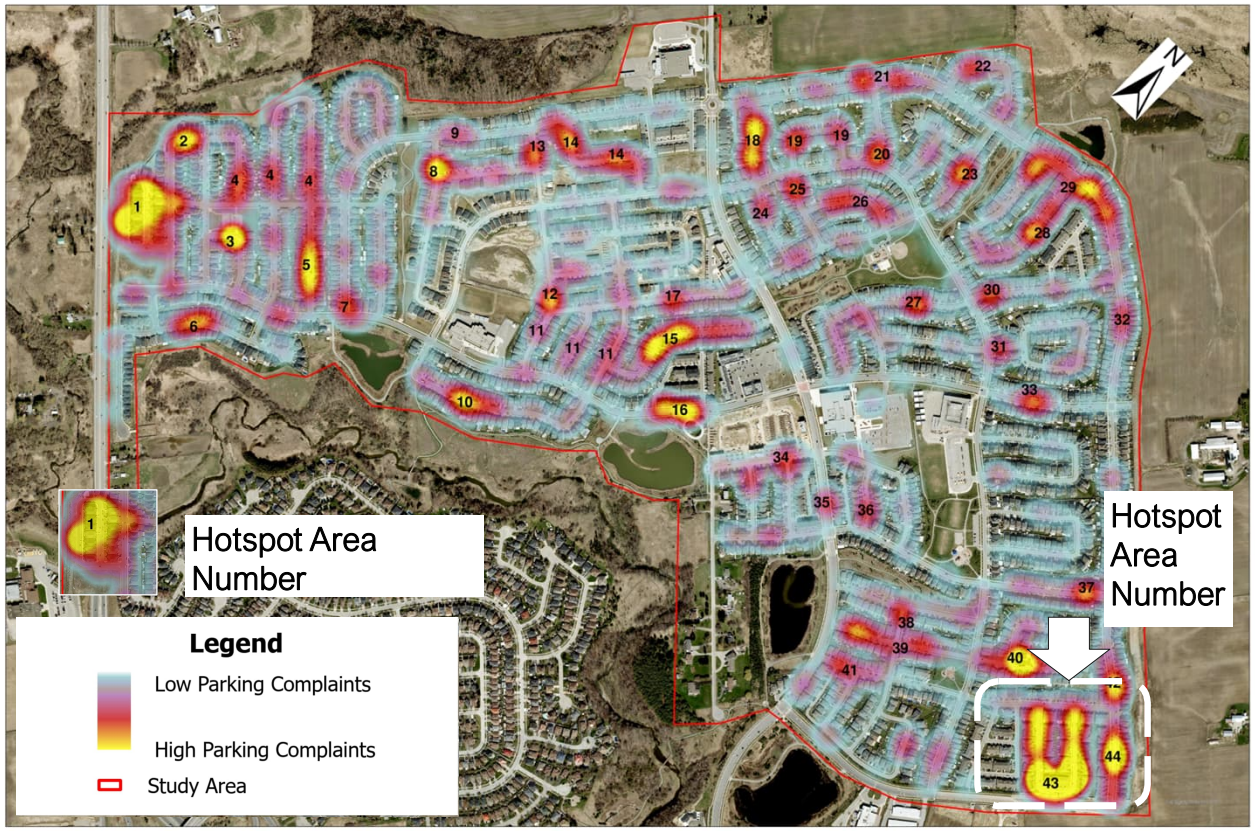


IDENTIFICATION OF PARKING ISSUES - PARKING BY-LAW INFRACTIONS AND PROBLEMATIC AREAS

Major Parking Related By-law Infractions

Parking Related By-law Infraction	Percentage of Infractions
Park between hours of 2:00 A.M. and 6:00 A.M.	53%
Park in signed No Park Zone	17%
Stop over Sidewalk, Footpath or Crosswalk	7%

- 44 hotspot areas within the Community Village.
- **High-Density Areas:** In hotspot areas 43 and 44 (southeast quadrant), semi-detached residential units have an average of 2 vehicles per unit.
- **Observation:** Despite the availability of parking spaces within garages, high levels of parking-related infractions suggest possible issues with garage usage or non-compliance with parking regulations.



Data Source:
- Town's GIS database
- Municipal Law Enforcement (MLE) Issued Tickets (2020 to 2024)

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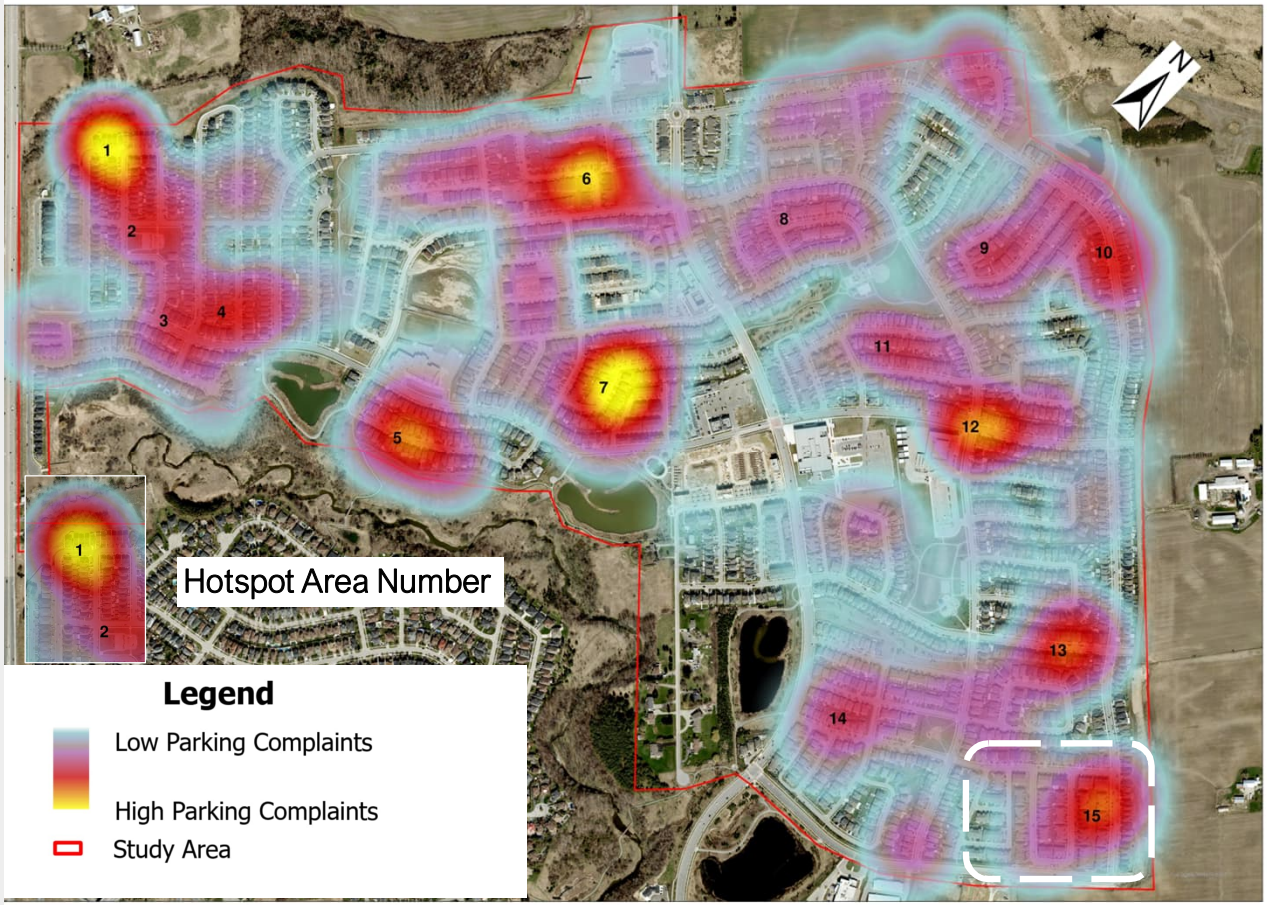
IDENTIFICATION OF PARKING ISSUE AREAS - PARKING RELATED PUBLIC COMPLAINTS

Parking related public complaints data (between 2021 and 2023) collected from the Town shows:

Complaints increased from **19 in 2021** to **269 in 2023**.

Key Parking related Public Complaints are:

- **Excessive Parking Duration**: Vehicles parked for more than 3 hours during the day or overnight, often obstructing driveways.
- **Driveway Obstruction**: Vehicles parked in front of driveways throughout the day.
- **No-Parking Zones**: Large vehicles frequently parked in designated no-parking zones.
- **Overnight Parking**: Regular overnight parking issues.
- **Sidewalk Obstruction**: Vehicles extending onto sidewalks, impacting pedestrian access and instances during snow plowing.

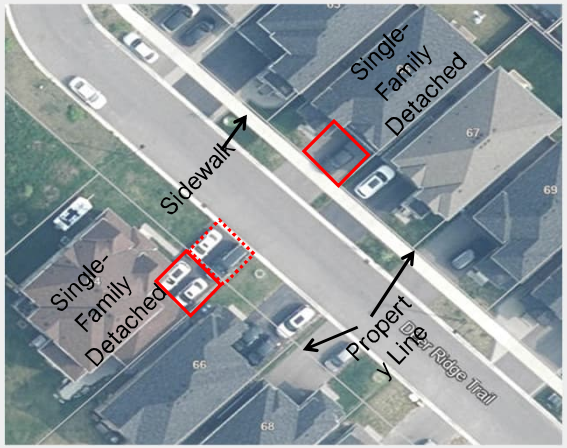




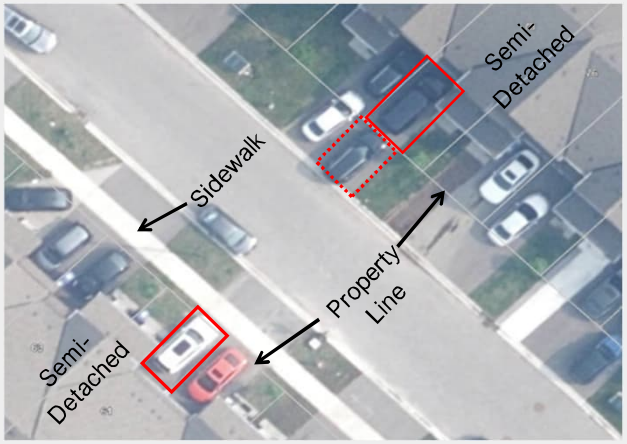
PARKING NEEDS ASSESSMENT - ASSESSMENT OF SIDEWALK IMPACT AND PARKING OPPORTUNITIES

Impact of Presence of Sidewalks on Parking Availability:

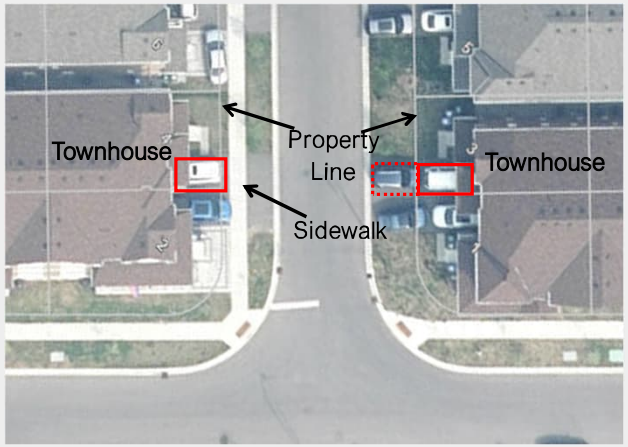
- Sidewalks Present:
  - The presence of sidewalks limits parking availability due to the allocation of space for pedestrian use.
  - Less parking spaces available to the residents.
- No Sidewalks Present:
  - The absence of sidewalks provides flexibility for more parking on the driveways
  - More parking spaces available to the residents.



Single-family house
4 to 6 Spaces*



Semi-detached house
2 to 3 Spaces*



Townhouse
2 to 3 Spaces*

Note: * including parking spaces in garage and driveway

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PARKING DEMAND AND PERMIT NEEDS ANALYSIS

Current Parking Metrics & Residential Overview	
Registered Vehicles	11,040
Single Detached Homes	2,302
Semi-Detached Homes	1,150
Townhouses	250
Driveway Extensions	300
Average Daily Infractions Recorded	100

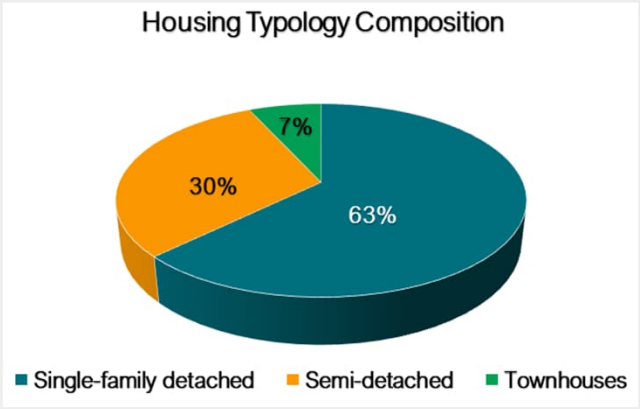
Factors Considered in Estimating Parking Availability:

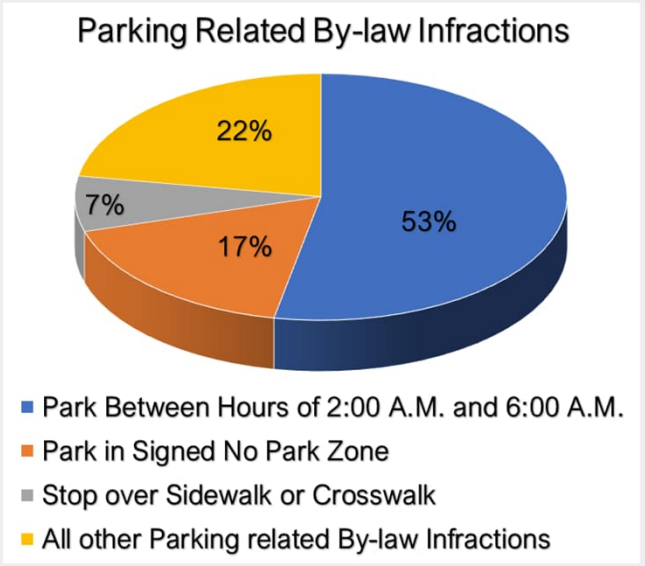
- Total number of Residential Units
- Type of Residential Units
- Transportation Network Analysis
- Driveway Extensions

Estimated Permit Requirements

- Required Parking Permits: ~150 to 200

Data Source:
a) Town's GIS Database b) MTO data c) MLE Issued Tickets d)Field Surveys





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PARKING STRATEGIES RECOMMENDATIONS
10 Action Items

Short-Term	Long-Term
On-street Paid Parking Program	Expand On-street Paid Parking Program
Optimizing Apron Parking	Updating Zoning bylaw
Public Awareness Campaigns	Periodic Review of Parking Policies
Strengthen Parking Enforcement	Develop an Ongoing Public Education Program
Public Transit Promotion Campaign	Utilizing Town's Facilities

SHORT-TERM PARKING STRATEGIES RECOMMENDATIONS

1. Implement On-Street Paid Parking Permits

Objective:	Manage parking demand with a 1-year pilot on-street permit system.
Permit Policy:	One-permit-per-household scheme linked to vehicle registration at the address. Permit allows to park on-street for longer than three hours and between 2 AM to 6 AM.
Fee:	Following best practices, fee could be $50 per month, $250 for six months and $500 for a year. Permit can be purchased in one-, six- and 12-month increments.
Compliance:	Ensure permits adhere to existing parking by-laws, including winter operations.
Expected Outcome:	Controls overnight parking demand and supports effective use of on-street parking spaces.

SHORT-TERM PARKING STRATEGIES RECOMMENDATIONS (Cont.)

2. Strengthen Parking Enforcement

Objective: Enhance enforcement to address parking violations.

Actions: **Increase Patrols**: Boost the frequency and effectiveness of parking patrols.

Expected Outcome: Ensures better compliance with parking regulations and enhances community satisfaction.

3. Optimize Apron Parking

Objective: Maximize the use of Apron spaces.

Community Outreach: Launch initiatives to raise awareness about available parking options and the right ways to park on apron to prevent overhanging the sidewalks and curbs.

Expected Outcome: Increases the number of usable parking spaces, increases safety of pedestrian, and alleviates street congestion in the short-term.

SHORT-TERM PARKING STRATEGIES RECOMMENDATIONS (Cont.)

4. Launch Public Awareness Campaigns

Objective: Educate residents to enhance parking practices.

Campaigns: **Use-Your-Garage**: Encourage residents to use their garages to free up on-street parking.
Park-Right!: Promote adherence to legal parking practices.

Expected Outcome: Improves parking compliance and optimizes existing parking resources.

5. Launch Public Transit Promotion Campaigns

Objective: As the Town, in partnering with Brampton Transit, has been improving public transit in the community, using public transit can be promoted through a campaign.

Campaigns: Promote using public transit in the community.

Expected Outcome: Improving ridership and reducing vehicle dependency.



LONG-TERM PARKING STRATEGIES RECOMMENDATIONS

1. Expand On-Street Paid Parking Permit System

Objective:	Refine and expand the on-street parking permit program to other communities in the Town.
Permit Policy:	Introduce a one-permit-per-household policy, with vehicles registered at the address.
Compliance:	Ensure adherence to parking by-laws, including winter operations.
Expected Outcome:	Provides a flexible and efficient solution for long-term parking management.

2. Update Zoning By-Law to define the minimum soft landscaping ratio to prevent excessive driveway widening

Objective:	Define minimum soft landscaping ratio to prevent excessive paving for creating an additional parking space.
Actions:	Best Practices: Reference successful strategies from other municipalities. Guidelines: Town to develop clear rules to ensure required landscaping and aesthetics are maintained. This update to the Zoning By-law is to limit or establish standards for landscape areas to avoid illegal expansions.
Expected Outcome:	Maintains a good look of the community and prevents removing landscaping

LONG-TERM PARKING STRATEGIES RECOMMENDATIONS (Cont.)

3. Periodic Review of Parking Policies

Objective: Ensure parking policies remain effective and responsive.

Actions: **Regular Assessments**: Conduct periodic reviews to evaluate policy effectiveness.
Adjustments: Make necessary changes based on community feedback and evolving needs.

Expected Outcome: Maintains long-term adaptability and effectiveness of parking management strategies.

4. Develop an Ongoing Public Education Program

Objective: Foster long-term public engagement and education on parking.

Actions: **Program Updates**: Regularly refresh educational content based on feedback and parking trends.
Community Dialogue: Promote continuous conversations with residents about parking needs and solutions.

Expected Outcome: Sustains public awareness and encourages responsible parking behavior.

LONG-TERM PARKING STRATEGIES RECOMMENDATIONS (Cont.)

5. Expand Overnight Parking at Town Facilities

Objective: Increase available overnight parking by utilizing Town facilities.

Permit Policy: Allow use of current on-street parking permits for overnight parking at these locations, at dedicated spaces in coordination with the Town's Parks and Facilities Division.

Expected Outcome: Provides immediate relief for residents living in close proximity to these facilities, needing overnight parking.



NEXT STEPS

- Review and address feedback / input from the Public.
- Finalize Parking Strategies
- Finalize Draft Parking Strategy Study Report.
- Present to the Council.



Southfields Community Village Parking Strategy Study

TOWN OF CALEDON

STAY INVOLVED!

Study Webpage

Follow the study progression through the study webpage.

Online Survey

Complete the online survey to help us Parking Strategies Recommedations.

Feedback/Input

Contact us directly and tell us your thoughts.

https://haveyoursaycaledon.ca/southfieldsvillageparkingstudy

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