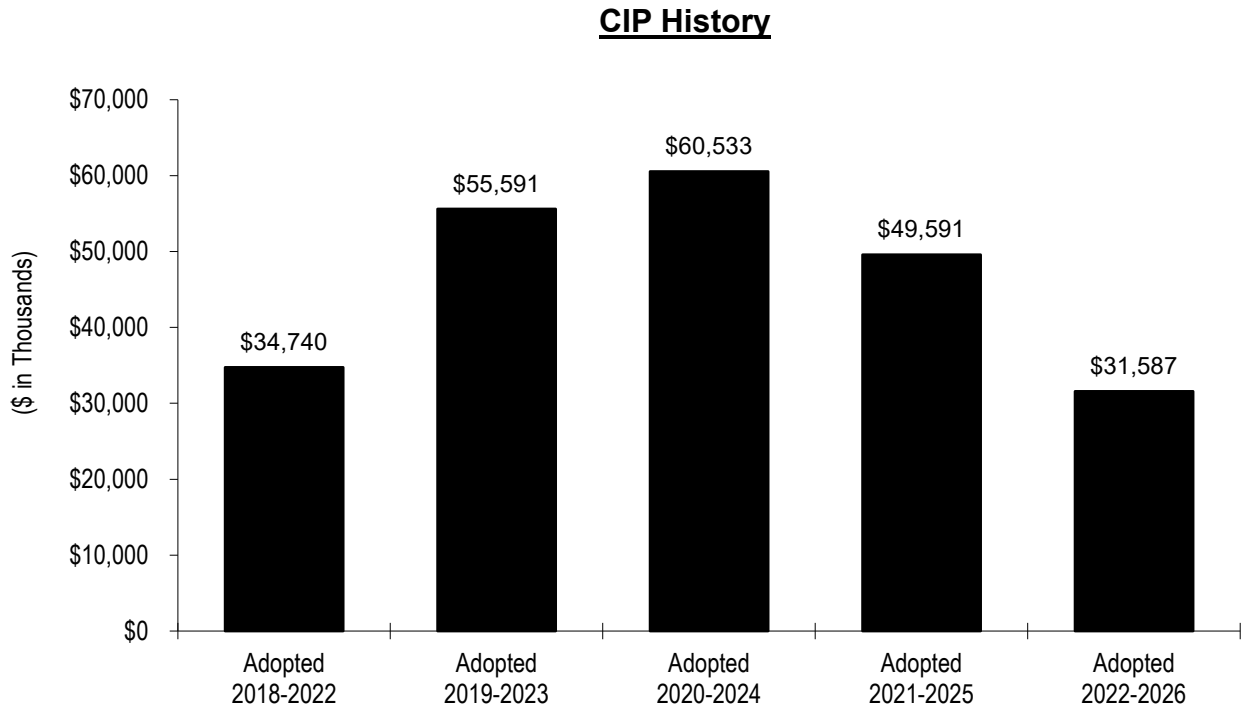


PARKING

2022-2026 Capital Improvement Program



Parking

2022-2026 Adopted Capital Improvement Program

Overview

INTRODUCTION

Historically, the Parking Capital Program maintains and improves existing parking facilities, upgrades and replaces both off-street and on-street parking equipment, develops new parking facilities, and supports investments in multi-modal transportation facilities in the Greater Downtown area and meter districts. The off-street component of the program consists of eight garages and six surface lots with 7,293 parking spaces, located primarily within the Downtown core. The on-street component consists of 2,253 metered parking spaces in the areas of Downtown, Japantown, Civic Center, and SAP Center/Diridon Station.

PARKING SYSTEM INFRASTRUCTURE	
PARKING METERS	2,253
PARKING LOTS	6
PARKING GARAGES	8

The 2022-2026 Adopted Capital Improvement Program (CIP) provides total funding of \$31.6 million over the five years, of which \$27.6 million is programmed in 2021-2022. This CIP includes \$18.7 million programmed for projects, \$2.4 million allocated to the SAP/Diridon Area Parking and Transportation Reserve, and a \$8.7 million transfer to cover estimated ongoing General Purpose Parking Fund operating losses stemming from the COVID-19 pandemic. Replenishment of the CIP is anticipated to start in the last year of the 2022-2026 Adopted CIP as operating revenues are anticipated to return to a level that is able to support the capital program. This program is part of the Transportation and Aviation Services City Service Area (CSA) and supports three outcomes: 1) *Provide Viable Transportation Choices that Promote a Strong Economy*; 2) *Preserve and Improve Transportation Assets and Facilities*; and 3) *Travelers Have a Positive, Reliable, and Efficient Experience*.



Coming Soon - The City's new Remote Parking Control & Customer Service Center located at the 4th/San Fernando Parking Garage

PROGRAM PRIORITIES AND OBJECTIVES

This CIP was developed with guidance from the Envision San José 2040 General Plan, focused on providing a well-maintained parking infrastructure with the goal of supporting Downtown as a regional job, entertainment, and cultural destination. In the 2021-2025 CIP, significant funding was programmed for key improvement projects like the Parking Access and Revenue Control System (PARCS) upgrade, Smart Meter enhancements, and garage façade improvements; however, due to the significant impact of the COVID-19 pandemic on parking operations and revenue, the 2022-2026 Adopted CIP has been significantly pared back to focus limited available resources on ensuring the ongoing maintenance of the City's parking facilities.

Parking

2022-2026 Adopted Capital Improvement Program

Overview

SOURCES OF FUNDING

The 2022-2026 Adopted CIP's \$31.6 million of funding represents an overall decrease of \$18.0 million from the \$49.6 million programmed in the 2021-2025 Adopted CIP. Projects have historically been funded via transfers from the General Purpose Parking Fund through parking meter and facility revenues which exceed the amounts needed for ongoing operations and maintenance. Unfortunately, the adverse impact of COVID-19 on parking revenue has significantly compromised the operating fund's ability to fund this 2022-2026 Adopted CIP.

Accordingly, the elimination of the Parking and Transportation Capital Development Reserve (\$8.6 million) and a decrease of the SAP/Diridon Area Parking and Transportation Reserve (\$13.9 million) is included in order to provide funding for the 2022-2026 Adopted CIP and a transfer (\$8.7 million) to the General Purpose Parking Fund to assist in balancing the fund due to reduced revenue collections from parking garages and meters as a result of the COVID-19 pandemic. These actions aimed at balancing the operating and capital funds will reduce the availability of funding for projects and reserves across the five years of the CIP.

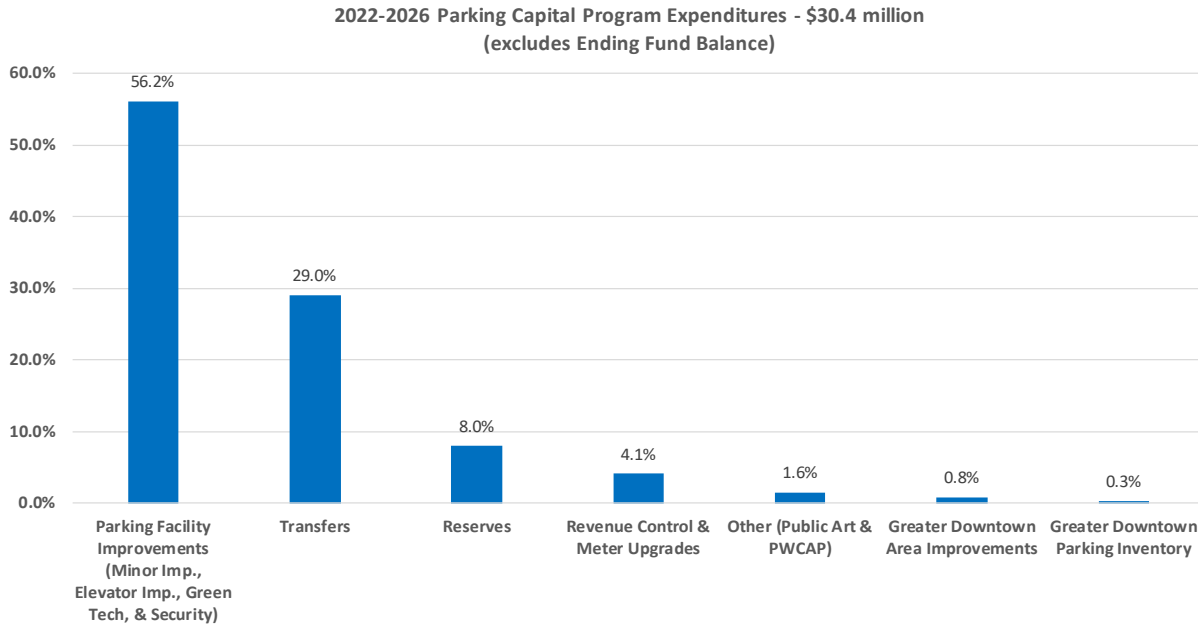
PROGRAM HIGHLIGHTS

The 2022-2026 Adopted CIP focuses on maintaining existing parking facilities and infrastructure and does not identify projects or funding to enhance facilities nor support ongoing multi-modal and streetscape improvements throughout the greater downtown area and within various meter districts.

The Parking Capital Program's expenditures are organized to show the use of funds in several categories. The table below summarizes key reserves and projects included in the 2022-2026 Adopted CIP. For further information on the program's individual projects please refer to the respective summaries in the Detail of Projects section.

Parking

2022-2026 Adopted Capital Improvement Program Overview



Project Name	Project Description	2022-2026 CIP Cost	Estimated Completion
Minor Parking Facility Improvements	Perform minor repair work to prolong the useful life of the parking facilities.	\$8.8 million	Ongoing
Garage Façade Improvements	Improve existing garage façades.	\$4.5 million	2021-2022
Garage Elevator Upgrades	Repair and maintenance of facility elevators.	\$2.5 million	Ongoing
SAP/Diridon Area Parking and Transportation Reserve	Future capital projects, investments and improvements to parking and streetscapes.	\$2.4 million	Ongoing
Revenue Control and Meter Upgrades	Provides replacement meters and repairs to parking access and revenue control equipment at parking facilities.	\$1.3 million	Ongoing
Green Technologies and Innovation	New to the 2022-2026 CIP, provides improvements at the City's parking garages such as LED lighting, rooftop solar arrays, solar powered electric vehicle charging stations, and dynamic message signage.	\$1.0 million	Ongoing

Parking

2022-2026 Adopted Capital Improvement Program

Overview

MAJOR CHANGES FROM THE 2021-2025 ADOPTED CIP

The overall size of the Parking CIP decreased by \$18.0 million from \$49.6 million in the 2021-2025 Adopted CIP to \$31.6 million in the 2022-2026 Adopted CIP, including reserves. The following table outlines the most significant decreases to project budgets, including new/augmented allocations and reduced/eliminated allocations.

Project	Increase/(Decrease)
Transfer to General Purpose Parking Operating Fund	\$8.7 million
SAP/Diridon Area Parking and Transportation Reserve	(\$13.9 million)
Parking and Transportation Capital Development Reserve	(\$8.6 million)
Greater Downtown Area Multi-Modal/Meter District/Streetscape Improvements	(\$1.0 million)

OPERATING BUDGET IMPACT

Projects in the 2022-2026 Adopted CIP maintain existing facilities or replace existing equipment in facilities or on-street to avoid or reduce possible future maintenance costs, extend the useful life of facilities, and facilitate the implementation of various multi-modal and streetscape improvements, without incurring additional long-term operating and maintenance costs.

COUNCIL APPROVED REVISIONS TO THE PROPOSED CAPITAL IMPROVEMENT PROGRAM

Changes to the Proposed Capital Improvement Program were brought forward in the Mayor's June Budget Message for Fiscal Year 2021-2022 and approved by the City Council on June 22, 2021. This included the rebudgeting of unexpended funding for projects totaling \$4.7 million. These actions were documented in Manager's Budget Addendum #35 that was incorporated into the Mayor's June Budget Message for Fiscal Year 2021-2022.

Parking
2022-2026 Adopted Capital Improvement Program
Source of Funds (Combined)

	Estimated						
	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	2025-2026	5-Year Total
General Purpose Parking Capital Fund (559)							
Beginning Balance	38,469,053	27,586,967	12,682,967	7,459,967	3,536,967	113,967	27,586,967*
Reserve for Encumbrance	7,458,668						
Transfers and Reimbursements							
Transfer from the General Purpose Parking Fund (533)	754,000					4,000,000	4,000,000
TOTAL Transfers and Reimbursements	754,000					4,000,000	4,000,000
Total General Purpose Parking Capital Fund (559)	46,681,721	27,586,967	12,682,967	7,459,967	3,536,967	4,113,967	31,586,967
 TOTAL SOURCES	 46,681,721	 27,586,967	 12,682,967	 7,459,967	 3,536,967	 4,113,967	 31,586,967

* The 2022-2023 through 2025-2026 Beginning Balances are excluded from the Five-Year Total Source of Funds to avoid multiple counting of the same funds.

Parking

2022-2026 Adopted Capital Improvement Program

Use of Funds (Combined)

	Estimated 2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	2025-2026	5-Year Total
<u>Parking</u>							
Downtown Event Parking Dynamic Message Sign Repair and Upgrades	520,284						
Garage Elevator Upgrades	2,050,000	500,000	500,000	500,000	500,000	500,000	2,500,000
Garage Façade Improvements	389,000	4,450,000					4,450,000
Greater Downtown Area Multi-Modal/Streetscape Improvements	44,164	50,000	50,000	50,000	50,000	50,000	250,000
Greater Downtown Parking Inventory	417,561	100,000					100,000
Green Technologies and Innovation		200,000	200,000	200,000	200,000	200,000	1,000,000
Minor Parking Facility Improvements	2,128,147	1,750,000	1,750,000	1,750,000	1,750,000	1,750,000	8,750,000
Revenue Control & Meter Upgrades	6,509,156	250,000	250,000	250,000	250,000	250,000	1,250,000
Security Improvements	1,040,000	75,000	75,000	75,000	75,000	75,000	375,000
General Construction - Parking	13,098,312	7,375,000	2,825,000	2,825,000	2,825,000	2,825,000	18,675,000
Parking - Construction	13,098,312	7,375,000	2,825,000	2,825,000	2,825,000	2,825,000	18,675,000
Public Art Allocation	60,356	101,000					101,000
Public Art Projects	60,356	101,000					101,000
Capital Program and Public Works Department Support Service Costs	207,000	75,000	75,000	75,000	75,000	75,000	375,000
Allocations	207,000	75,000	75,000	75,000	75,000	75,000	375,000
City Hall Debt Service Fund	14,000	22,000	23,000	23,000	23,000	23,000	114,000
Transfer to General Purpose Parking Operating Fund (533)	5,700,000	4,900,000	2,300,000	1,000,000	500,000		8,700,000
Transfers to Special Funds	5,714,000	4,922,000	2,323,000	1,023,000	523,000	23,000	8,814,000
General Fund - Interest Income	15,086						
Transfers to the General Fund	15,086						
Transfers Expense	5,729,086	4,922,000	2,323,000	1,023,000	523,000	23,000	8,814,000
SAP/Diridon Area Parking and Transportation Reserve		2,431,000					2,431,000
Expense Reserves - Non Construction		2,431,000					2,431,000

Parking

2022-2026 Adopted Capital Improvement Program

Use of Funds (Combined)

	Estimated						
	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	2025-2026	5-Year Total
Total Expenditures	19,094,754	14,904,000	5,223,000	3,923,000	3,423,000	2,923,000	30,396,000
Ending Fund Balance	27,586,967	12,682,967	7,459,967	3,536,967	113,967	1,190,967	1,190,967*
TOTAL	46,681,721	27,586,967	12,682,967	7,459,967	3,536,967	4,113,967	31,586,967*

* The 2021-2022 through 2024-2025 Ending Balances are excluded from the FIVE-YEAR TOTAL USE OF FUNDS to avoid multiple counting of the same funds.

Parking Capital Program
2022-2026 Adopted Capital Improvement Program
Detail of One-Time Projects

Garage Façade Improvements

CSA	Transportation and Aviation Services	Initial Start Date	3rd Qtr. 2018
CSA Outcome	Preserve and Improve Transportation Assets and Facilities	Initial End Date	2nd Qtr. 2021
Location	Downtown San José Area	Revised Start Date	3rd Qtr. 2020
Dept Owner	Transportation	Revised End Date	2nd Qtr. 2022
Council Districts	3	Initial Project Budget	\$2,250,000
Appropriation	A409C	FY Initiated	2018-2019

Description This project provides funding to remove and replace the failing Market/San Pedro Garage façade. The existing façade will be removed and replaced with an illuminated art façade over the entire exterior.

Justification This project improves garage façades that are at or nearing the end of their useful life with cost-effective and visually appealing materials, and enhances user experience and the Downtown streetscape.

Notes Market/San Pedro Garage Improvements was initially programmed at \$2.25 million for removal of the existing façade and a public art project. The estimated cost to safely demolish and dispose the existing façade is \$3.5 million. The cost for traditional replacement façade (metal tiles) is an additional \$3.0 million. Instead, the Transportation and Public Works Departments are recommending to expand on the current public art project at the garage and install an illuminated art façade over the entire exterior in place of the existing tile at a cost of \$1.4 million. Total cost of the project, including an expanded public art installation, is \$4.9 million.

Major Cost Changes 2020-2024 CIP - Increase of \$750,000 to bring total project budget to amount needed to replace failing Market/San Pedro Garage façade.
 2021-2025 CIP - Increase of \$2.5 million to bring total project budget based on revised costs to amount needed to replace failing Market/San Pedro Garage façade.
 2022-2026 CIP - Decrease of \$618,000 to account for revised costs to install the art façade.

	PRIOR YEARS	FY21 EST	FY22	FY23	FY24	FY25	FY26	5 YEAR TOTAL	BEYOND 5 YEARS	PROJECT TOTAL
Expenditure Schedule (000s)										
General Administration	10									10
Project Feasibility Development	20									20
Design	12									12
Construction		389	4,450					4,450		4,839
Total	43	389	4,450					4,450		4,882

Funding Source Schedule (000s)										
General Purpose Parking Capital Fund (559)	43	389	4,450					4,450		4,882
Total	43	389	4,450					4,450		4,882

Annual Operating Budget Impact (000s)										
Total										

Parking Capital Program
2022-2026 Adopted Capital Improvement Program
Detail of One-Time Projects

Greater Downtown Parking Inventory

CSA	Transportation and Aviation Services	Initial Start Date	3rd Qtr. 2016
CSA Outcome	Preserve and Improve Transportation Assets and Facilities	Initial End Date	2nd Qtr. 2017
Location	Downtown San José Area	Revised Start Date	
Dept Owner	Transportation	Revised End Date	2nd Qtr. 2022
Council Districts	3	Initial Project Budget	\$2,000,000
Appropriation	A7885	FY Initiated	2016-2017

Description This allocation provides funding for the evaluation and development of additional parking supply to serve the cultural facilities in the greater Downtown San José Area, with a priority given to the Diridon Station Area. Initial expenditures will focus on establishing interim parking supply around the SAP Center to address parking needs during the development of the Diridon Area. Operational expenses related to the operation of the interim parking facilities will be offset by any additional revenues realized by parking operations.

Justification Consistent with the Mayor's March Budget Message for Fiscal Year 2016-2017, this allocation provides funding for the evaluation, planning, and development of an additional parking garage to serve the cultural facilities in the greater Downtown San José Area, with a priority given to the Diridon Station Area.

Notes In the 2020-2024 CIP, this project was retitled from Greater Downtown Parking Garage.

Major Cost Changes 2018-2022 CIP - Increase of \$5.0 million to reflect revised project scope with the addition of funding for interim parking facilities.
 2020-2024 CIP - Increase of \$10.0 million with funding re-allocated from the SAP/Diridon Area Parking and Transportation Reserve, to facilitate property acquisition of a Lot E parcel near the SAP Center, followed by the development of surface parking lots on the Lot E and Milligan site consistent with the terms of the First Amendment to the Second Amended and Restated Arena Management Agreement.
 2021-2025 CIP - Decrease of \$12.3 million with funding reallocated to the SAP/Diridon Area Parking and Transportation Reserve to reflect a revised timeline for future parking inventory.

	PRIOR YEARS	FY21 EST	FY22	FY23	FY24	FY25	FY26	5 YEAR TOTAL	BEYOND 5 YEARS	PROJECT TOTAL
Expenditure Schedule (000s)										
General Administration	181	52								233
Project Feasibility Development	22									22
Design	469	180								649
Bid & Award	21									21
Construction	556		100					100		656
Post Construction	5									5
Maintenance, Repairs, Other	3,034	186								3,220
Total	4,287	418	100					100		4,805

Funding Source Schedule (000s)										
General Purpose Parking Capital Fund (559)	4,287	418	100					100		4,805
Total	4,287	418	100					100		4,805

Annual Operating Budget Impact (000s)										
Total										

Parking Capital Program
2022-2026 Adopted Capital Improvement Program
Detail of Ongoing Projects

Garage Elevator Upgrades

CSA Outcome	Preserve and Improve Transportation Assets and Facilities	Council Districts	3
Department Owner	Transportation	Appropriation	A409B
Description	This allocation provides funding to upgrade and modernize elevators located at the City's parking garages.		

	FY21 Budget	FY21 EST	FY22	FY23	FY24	FY25	FY26	5 Year Total
Expenditure Schedule (000s)								
Construction	2,050	2,050	500	500	500	500	500	2,500
Total	2,050	2,050	500	500	500	500	500	2,500

	FY21 Budget	FY21 EST	FY22	FY23	FY24	FY25	FY26	5 Year Total
Funding Source Schedule (000s)								
General Purpose Parking Capital Fund (559)	2,050	2,050	500	500	500	500	500	2,500
Total	2,050	2,050	500	500	500	500	500	2,500

Greater Downtown Area Multi-Modal/Streetscape Improvements

CSA Outcome	Travelers Have a Positive, Reliable, and Efficient Experience	Council Districts	3
Department Owner	Transportation	Appropriation	A7782
Description	This ongoing allocation provides City funding to support the implementation of various traffic and pedestrian upgrades within the greater Downtown area. Improvements include LED streetlight upgrades, enhanced crosswalks, and other enhancements for bicycle and pedestrian facilities. These improvements will support the development of a multi-modal environment with a variety of transportation alternatives.		

	FY21 Budget	FY21 EST	FY22	FY23	FY24	FY25	FY26	5 Year Total
Expenditure Schedule (000s)								
General Administration	44	44	50	50	50	50	50	250
Total	44	44	50	50	50	50	50	250

	FY21 Budget	FY21 EST	FY22	FY23	FY24	FY25	FY26	5 Year Total
Funding Source Schedule (000s)								
General Purpose Parking Capital Fund (559)	44	44	50	50	50	50	50	250
Total	44	44	50	50	50	50	50	250

Parking Capital Program
2022-2026 Adopted Capital Improvement Program
Detail of Ongoing Projects

Green Technologies and Innovation

CSA Outcome	Preserve and Improve Transportation Assets and Facilities	Council Districts	3
Department Owner	Transportation	Appropriation	A405P
Description	This project provides funding to implement environmentally conscious and innovative improvements at the City's parking garages such as LED lighting, rooftop solar arrays, solar powered electric vehicle charging stations, and dynamic message signage.		

	FY21 Budget	FY21 EST	FY22	FY23	FY24	FY25	FY26	5 Year Total
Expenditure Schedule (000s)								
Construction			200	200	200	200	200	1,000
Total			200	200	200	200	200	1,000

Funding Source Schedule (000s)								
General Purpose Parking Capital Fund (559)			200	200	200	200	200	1,000
Total			200	200	200	200	200	1,000

Minor Parking Facility Improvements

CSA Outcome	Preserve and Improve Transportation Assets and Facilities	Council Districts	3
Department Owner	Transportation	Appropriation	A5992
Description	This allocation provides ongoing funding for minor repair work that is not part of the annual cleaning and maintenance of Downtown parking facilities. These projects include concrete deck/structural repairs, waterproofing, expansion joint repairs, cable railing replacement, lighting improvements, staircase replacement, signage, striping, and painting improvements.		

	FY21 Budget	FY21 EST	FY22	FY23	FY24	FY25	FY26	5 Year Total
Expenditure Schedule (000s)								
General Administration	325	325						
Project Feasibility Development	26	26						
Construction	78	78	28	18	50	50	1,750	1,896
Maintenance, Repairs, Other	1,700	1,700	1,722	1,732	1,700	1,700		6,854
Total	2,128	2,128	1,750	1,750	1,750	1,750	1,750	8,750

Funding Source Schedule (000s)								
General Purpose Parking								

Parking Capital Program
2022-2026 Adopted Capital Improvement Program
Detail of Ongoing Projects

Revenue Control & Meter Upgrades

CSA Outcome	Preserve and Improve Transportation Assets and Facilities	Council Districts	3
Department Owner	Transportation	Appropriation	A6386
Description	This allocation provides ongoing funding for replacement meters and upgrades to parking access and revenue control equipment at parking facilities.		

	FY21 Budget	FY21 EST	FY22	FY23	FY24	FY25	FY26	5 Year Total
Expenditure Schedule (000s)								
General Administration	5,475	5,475	250	250	250	250	250	1,250
Design	368	368						
Construction	666	666						
Total	6,509	6,509	250	250	250	250	250	1,250

	FY21 Budget	FY21 EST	FY22	FY23	FY24	FY25	FY26	5 Year Total
Funding Source Schedule (000s)								
General Purpose Parking Capital Fund (559)	6,509	6,509	250	250	250	250	250	1,250
Total	6,509	6,509	250	250	250	250	250	1,250

Security Improvements

CSA Outcome	Preserve and Improve Transportation Assets and Facilities	Council Districts	3
Department Owner	Transportation	Appropriation	A5993
Description	This allocation provides ongoing funding to implement various security upgrades in City garages. Security improvements may include roll-up gates, security fencing, video cameras and monitoring systems, lighting, and surveillance equipment located at entry/exit lanes, lobby areas, and stairwells.		

	FY21 Budget	FY21 EST	FY22	FY23	FY24	FY25	FY26	5 Year Total
Expenditure Schedule (000s)								
Construction	150	150	50	50	50	50	75	275
Equipment, Materials and Supplies	890	890	25	25	25	25		100
Total	1,040	1,040	75	75	75	75	75	375

	FY21 Budget	FY21 EST	FY22	FY23	FY24	FY25	FY26	5 Year Total
Funding Source Schedule (000s)								
General Purpose Parking Capital Fund (559)	1,040	1,040	75	75	75	75	75	375
Total	1,040	1,040	75	75	75	75	75	375

Parking Capital Program
2022-2026 Adopted Capital Improvement Program
Summary of Reserves

Project Name	SAP/Diridon Area Parking and Transportation Reserve
5-Yr CIP Budget	\$ 2,431,000
Total Budget	\$ 2,431,000
Council Districts	3
Description	This reserve sets aside funding for future capital projects, investments, and improvements for parking, multi-modal transportation, and streetscapes within the SAP/Diridon Area.
