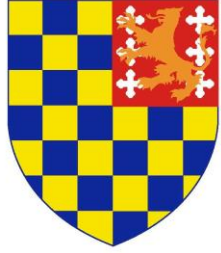


The City of Lewes



Lewes Parking Study - Final Report

March 30, 2023

Candace Vessella, Councilperson



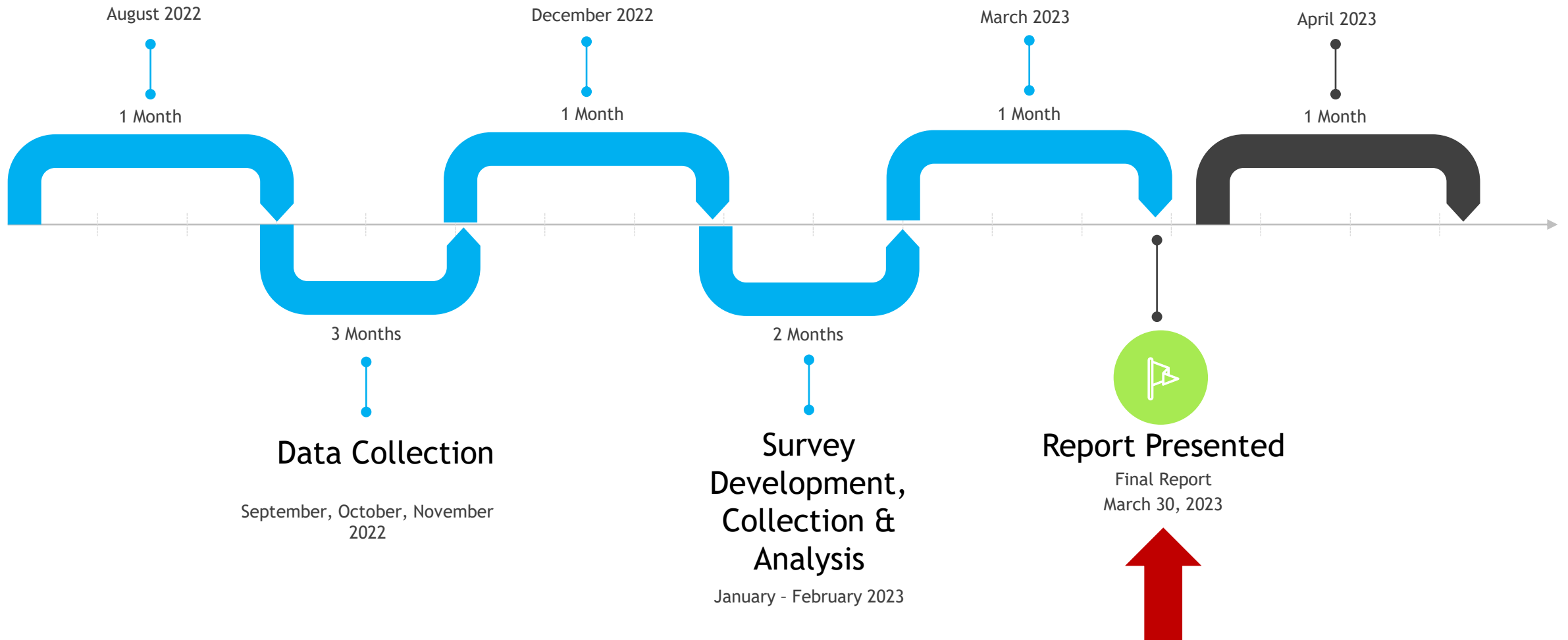
Lewes Parking Study Roadmap

Study Defined

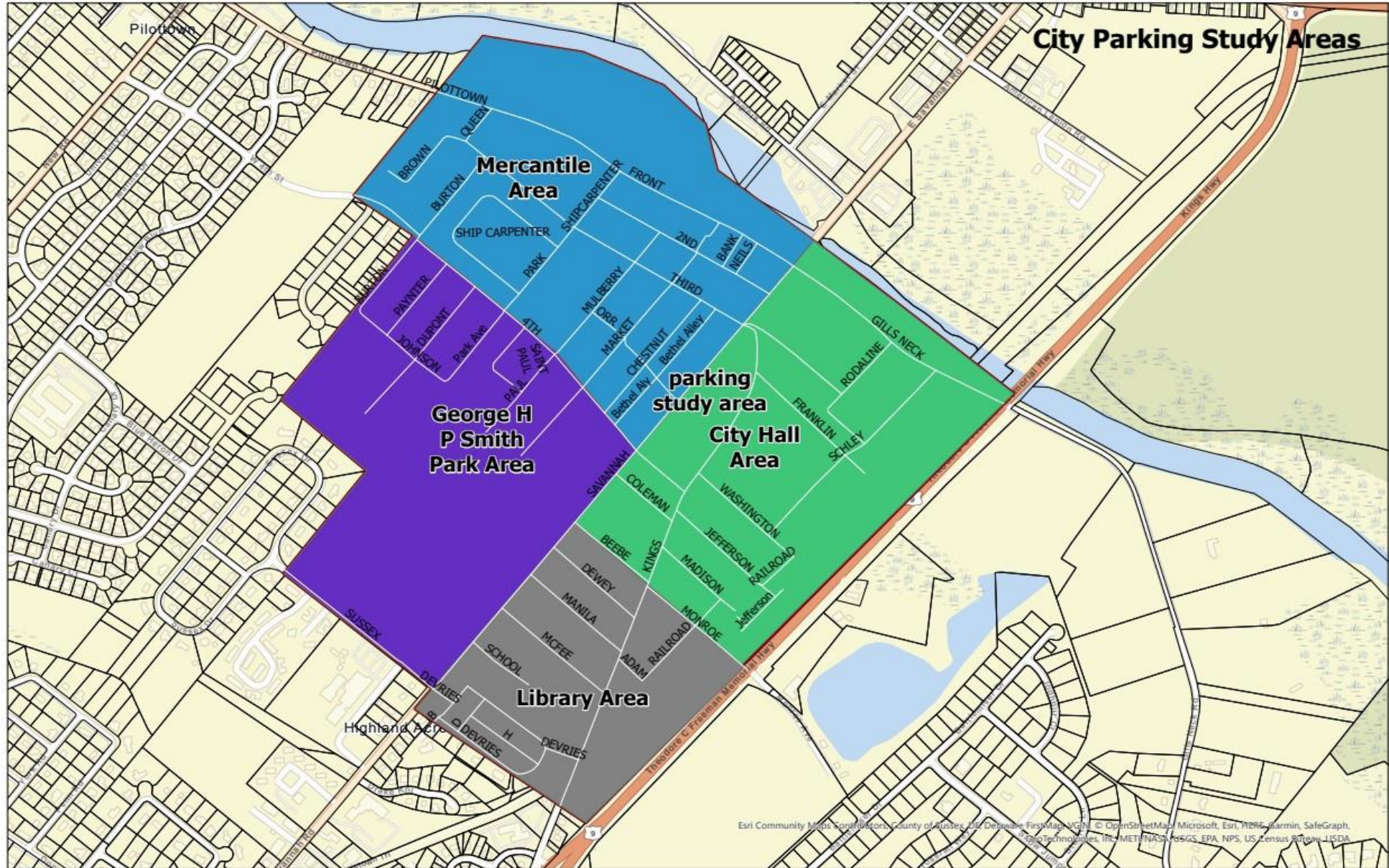
Data Analysis

Report Drafting

Finalize Report



Lewes Parking Study - City Center Area



Parking Inventory Elements

- Homes with Off-Street Parking
- Homes without Off-Street Parking
- Possible Street Parking spaces - Not Marked
- Existing Public Parking Street Spaces
- Existing Public Parking Lot Spaces



Resources

- Federal, State, County and City Laws
- Sussex County Tax Records
- “Walkabout” Surveys
 - Areas completed
 - Library Area
 - City Hall Area
 - Mercantile Area
 - George H P Smith Park Area
- Sussex County Tax Maps
- Drone Imagery



Resources

- **Previous City Parking Studies**
- **City Parking Enforcement Data Bases**
- **City Street Contracts**
- **GMB Beach Parking Studies**
- **GIS Mapping Resources**



Walkabout Summary

- **43 Streets/Alleys Surveyed - Properties and Street Parking**
- **824 Properties evaluated for parking availability**
- **450+ Hours of Survey/Research Time since JUL 28, 2022**
- **Survey areas completed**
 - ✓ **Library Area [9 Streets; 124 Properties]**
 - ✓ **City Hall Area [12 Streets; 217 Properties]**
 - ✓ **Mercantile Area [16 Streets; 353 Properties]**
 - ✓ **George H P Smith Park Area [8 Streets; 130 Properties]**

Summary of Property Parking Data - City Center

	No Off Street Parking	One Off Street Space	Two Off Street Spaces	Total Properties on Street	Public Street Parking Spaces Available
City Hall	30	38	149	217	317
Library	12	18	94	124	259
George H. P. Smith Park	7	26	127	130	100
Mercantile	64	45	244	353	491
Totals	113	127	614	824	1167
	14%	15%	71%		

Information Resources Included

- **Past Parking Studies**
 - **Summaries, Recommendations, and Links**
- **Parking and Beach Replenishment**
 - **U. S. Army Corps of Engineers Regulations**
- **City Budget and Economic Considerations**

Other Considerations

- **City Center Street Striping - May cause net loss of parking spaces**
- **Beach Street Striping would have benefits**
- **Parking Issues are Seasonal**
- **Wayfinding and Signage**
- **Public Transportation needs Time to show results**
- **Advertising**



Parking Permit Systems

- City Center Permit System -- Not recommended
- Beach Area Permit System -- Not recommended
- On-Street Parking Designated for the Disabled - Eligibility and Rigorous Process Necessary
- Beach Replenishment & U. S. Army Corps of Engineers



Impact of Parking Policy Changes & Domino Effect

- Urge Caution with Policy Changes
- 58% of Lewes City budget comes from sources linked to tourism
- Business viability is hard wired to tourism
- Any changes to parking will cause change to the economic ecosystem of the City

Property values decline
Visitors stop coming
Restaurants close
Ghost Town
Chain of events
Permit parking only
visitors not welcome
DOMINO EFFECT
businesses fail
tourism slides
economy suffers
City revenues decline
taxes go up
customers go elsewhere
Eco balance disrupted
Empty storefronts
Lewes changed forever

Mission Accomplished

