



Concord Center Parking Review Spring 2018

2018 Inventory

Parking Type	Supply
Free 15 Minute Parking	5
Free 4 Hour Parking	26
Free Parking	235
Pay by Phone Only, \$0.50/hour	89
Three Hour Metered Parking, \$0.50/hour	15
Three Hour Metered Parking, \$1.00/hour	87
Total	457

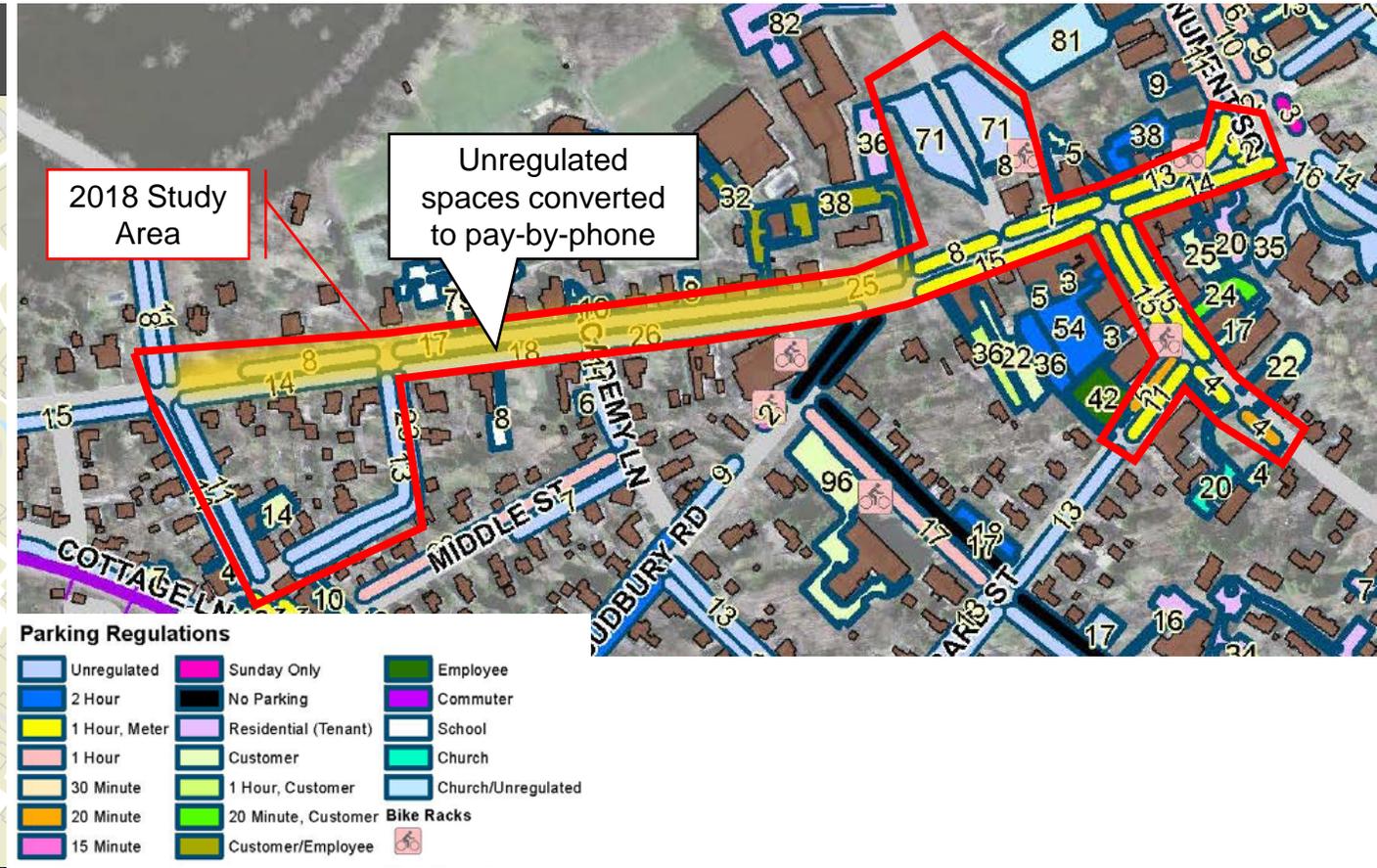
2012 Inventory

Parking Type	Supply
Free 20 Minute Parking	10
Free Parking	304
One Hour Metered Parking, \$0.50/hour	114
One Hour Parking	23
Total	451

Key Changes:

- Unregulated spaces west of Sudbury Road converted to pay-by-phone only
- One side of Belknap St converted to “No Parking”
- 4 on-street spaces removed on Walden Street

Concord Center Parking Inventory 2018

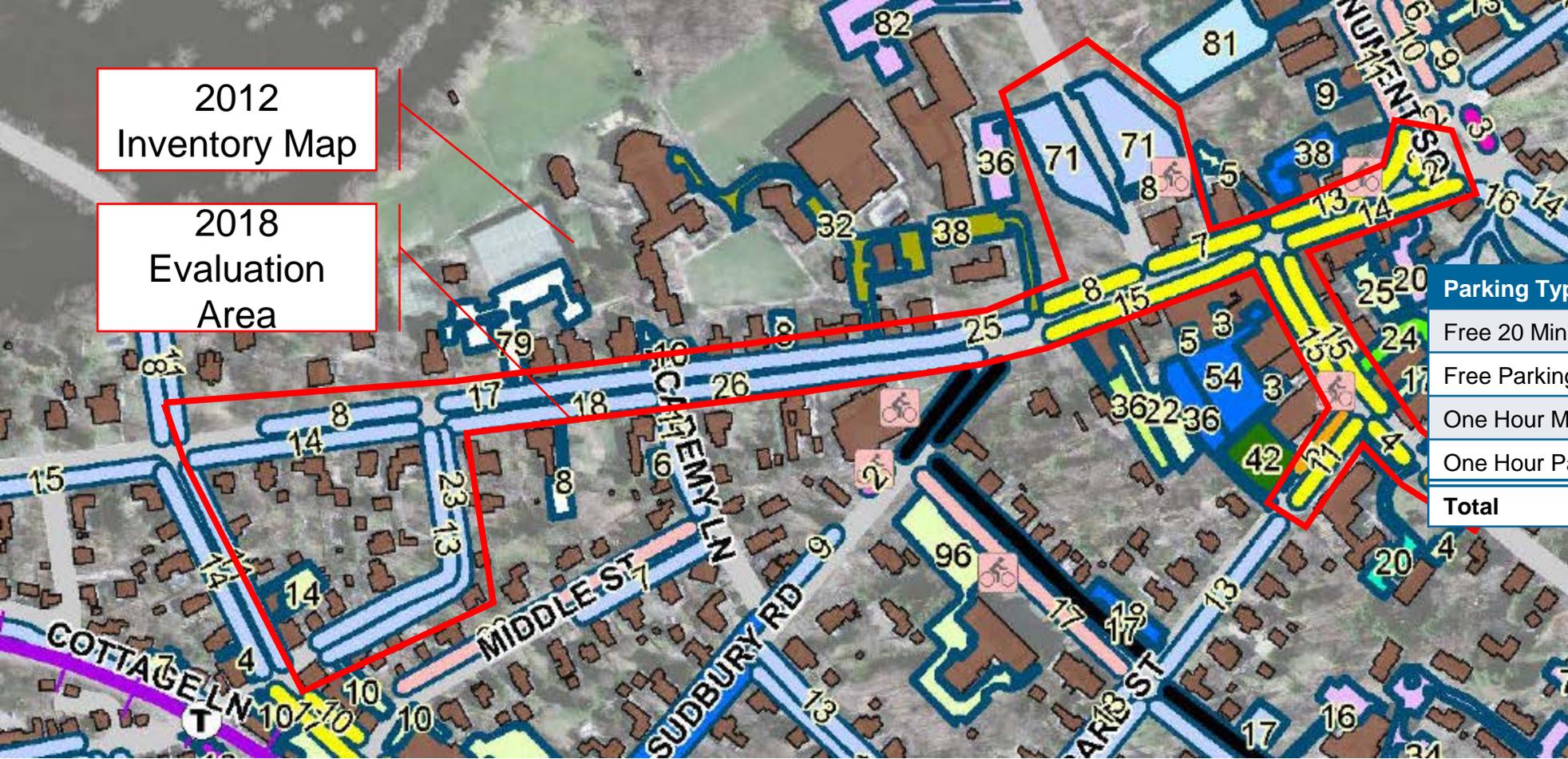


2012
Inventory Map

2018
Evaluation
Area

2012 Parking Inventory (in the 2018 Study Area)

Parking Type	Supply
Free 20 Minute Parking	10
Free Parking	304
One Hour Metered Parking, \$0.50/hour	114
One Hour Parking	23
Total	451



Parking Regulations

Unregulated	Sunday Only	Employee
2 Hour	No Parking	Commuter
1 Hour, Meter	Residential (Tenant)	School
1 Hour	Customer	Church
30 Minute	1 Hour, Customer	Church/Unregulated
20 Minute	20 Minute, Customer	Bike Racks
15 Minute	Customer/Employee	

Concord Center

Parking Inventory 2018

Parking Inventory

- Free 15 Minute Parking
- Free 4 Hour Parking
- Free Parking
- Pay by phone only, \$0.50/hour
- Three hour metered parking, \$0.50/hour
- Three hour metered parking, \$1.00/hour

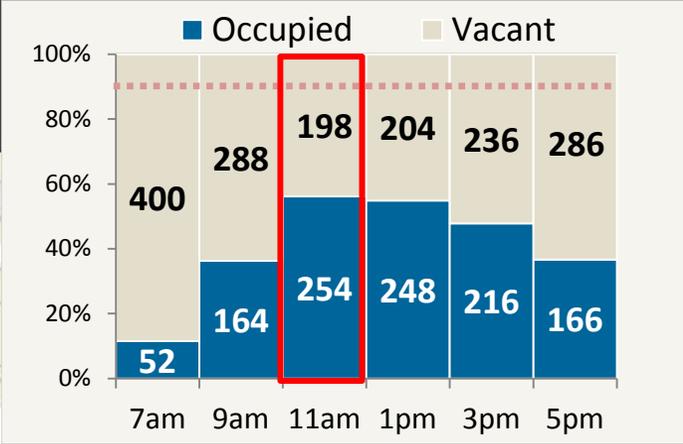
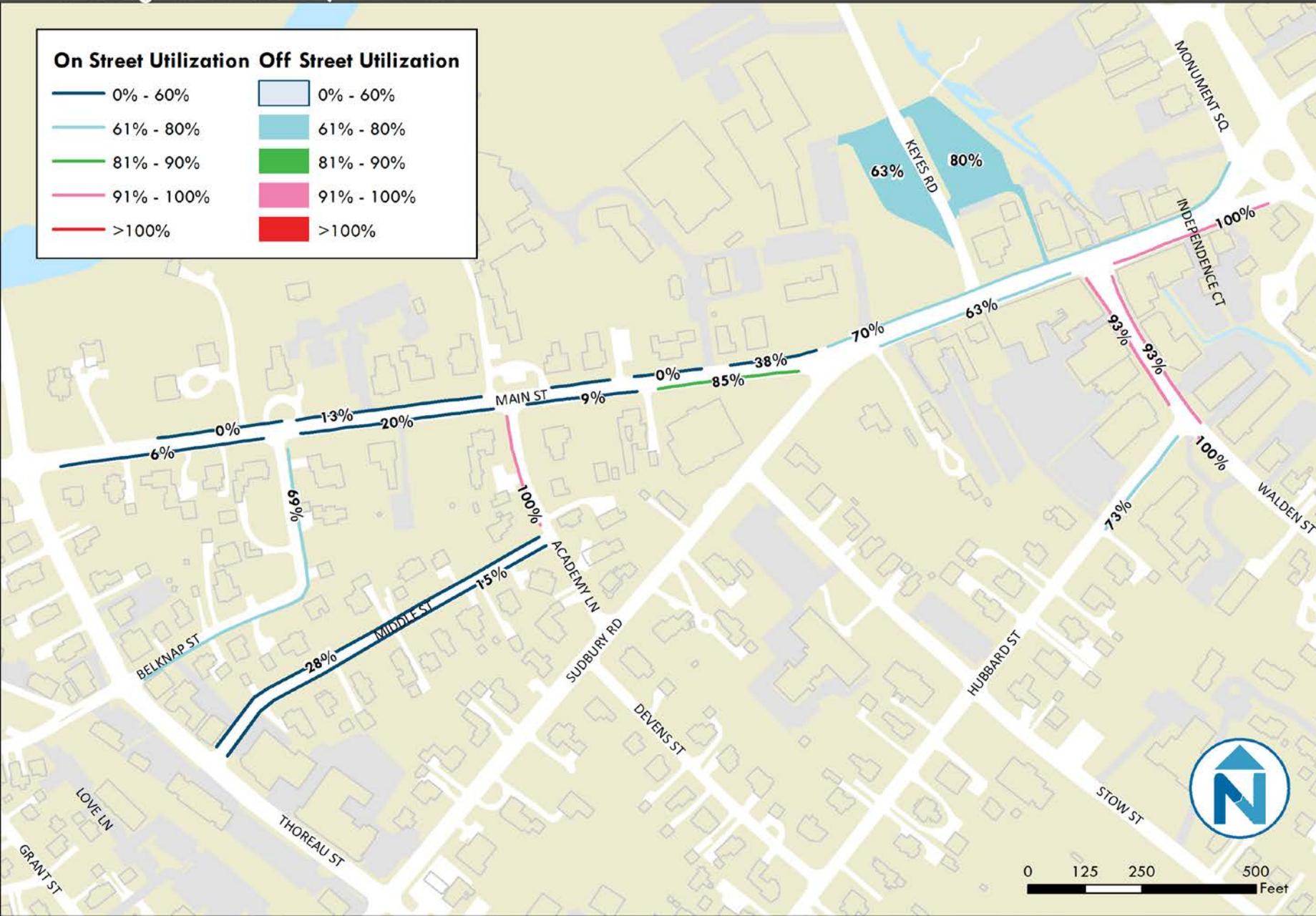
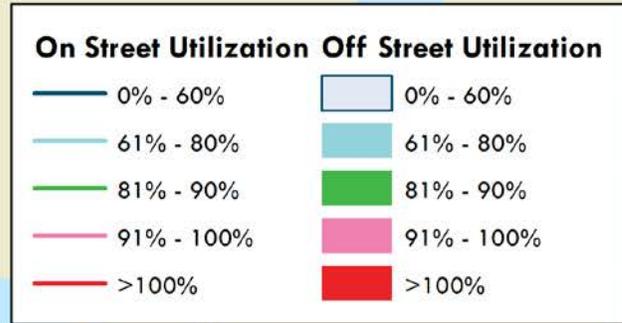
2018 Core Parking Evaluation

Parking Type	Supply
Free 15 Minute Parking	5
Free 4 Hour Parking	26
Free Parking	235
Pay by Phone Only, \$0.50/hour	89
Three Hour Metered Parking, \$0.50/hour	15
Three Hour Metered Parking, \$1.00/hour	87
Total	457



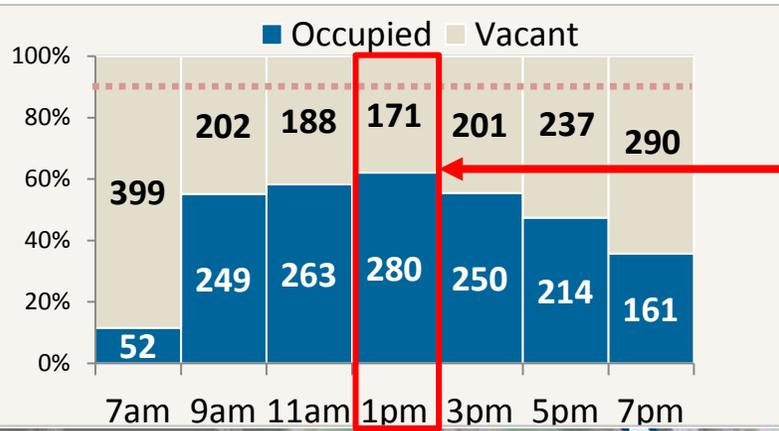
Concord Center 2018 Peak

Parking Utilization, 11 AM

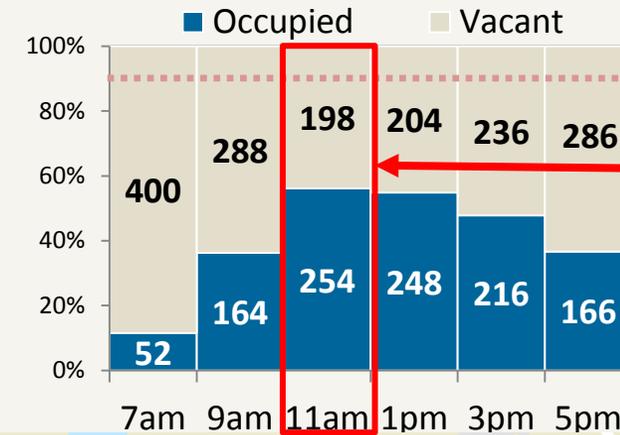


- Utilization across the area surveyed was approximately 55%, consistent with utilization in the past study
- 11AM – 3PM was the busiest on the day surveyed (approaching the 55% mark)
- The off-street lot on the east side of Keyes Road was busier than the one on the west side of Keyes Road
- The first block of Walden Street and the south side of the block on Main Street on either side of Walden Street were most busy
- Pay by phone-only spaces were consistently empty
- Spots by the library (which have been bagged) were completely full in late afternoon.

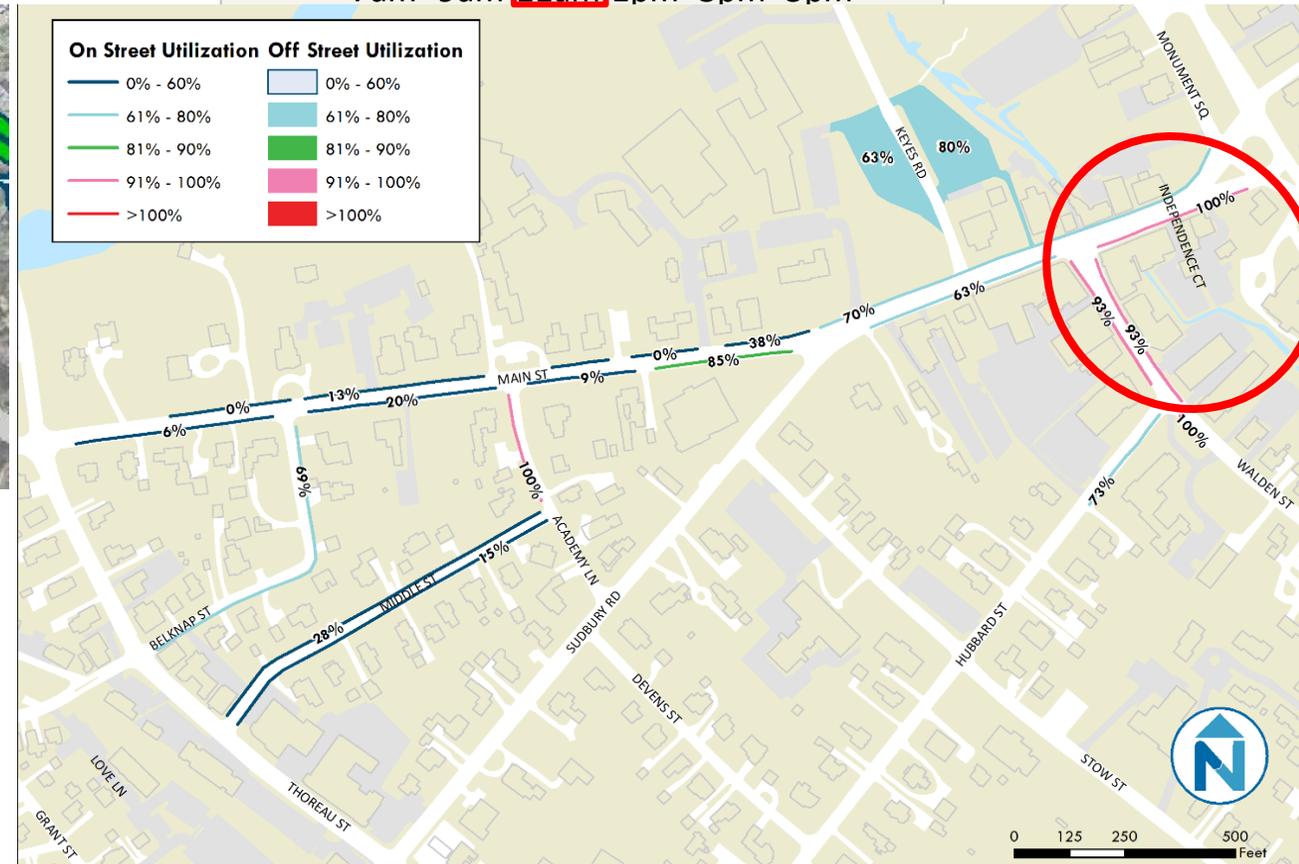
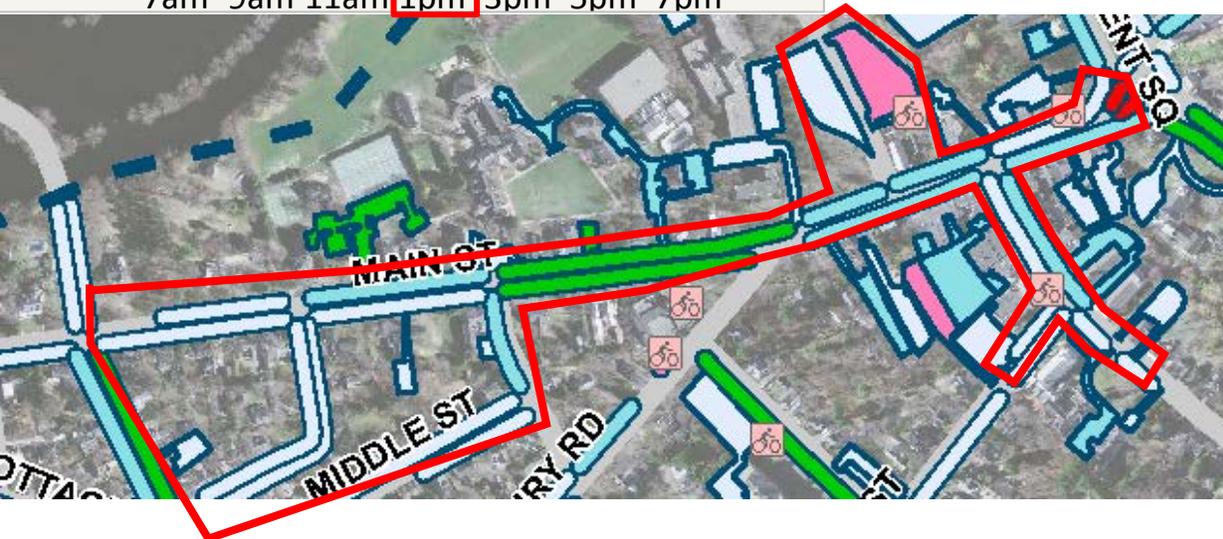
Performance Findings – Full Evaluation Area



2012 Study Peak Utilization (2018 Study Area Spaces Only)



2018 Study Peak Utilization



- Utilization dropped dramatically at formerly unregulated spots converted to pay-by-phone parking
- Demand increases in core area meters along Main Street and Walden Street
- Overall utilization is comparable (55% vs 60%)

Proposed Implementation Adjustments

Parking Inventory

- Free 15 Minute Parking
- Free 4 Hour Parking
- Free Parking
- Pay by phone only, \$0.50/hour
- Three hour metered parking, \$0.50/hour
- Three hour metered parking, \$1.00/hour

Remove Pay by Phone only spaces – make free and unregulated and monitor. If demand increases in key areas, consider adding time limits and evaluating.

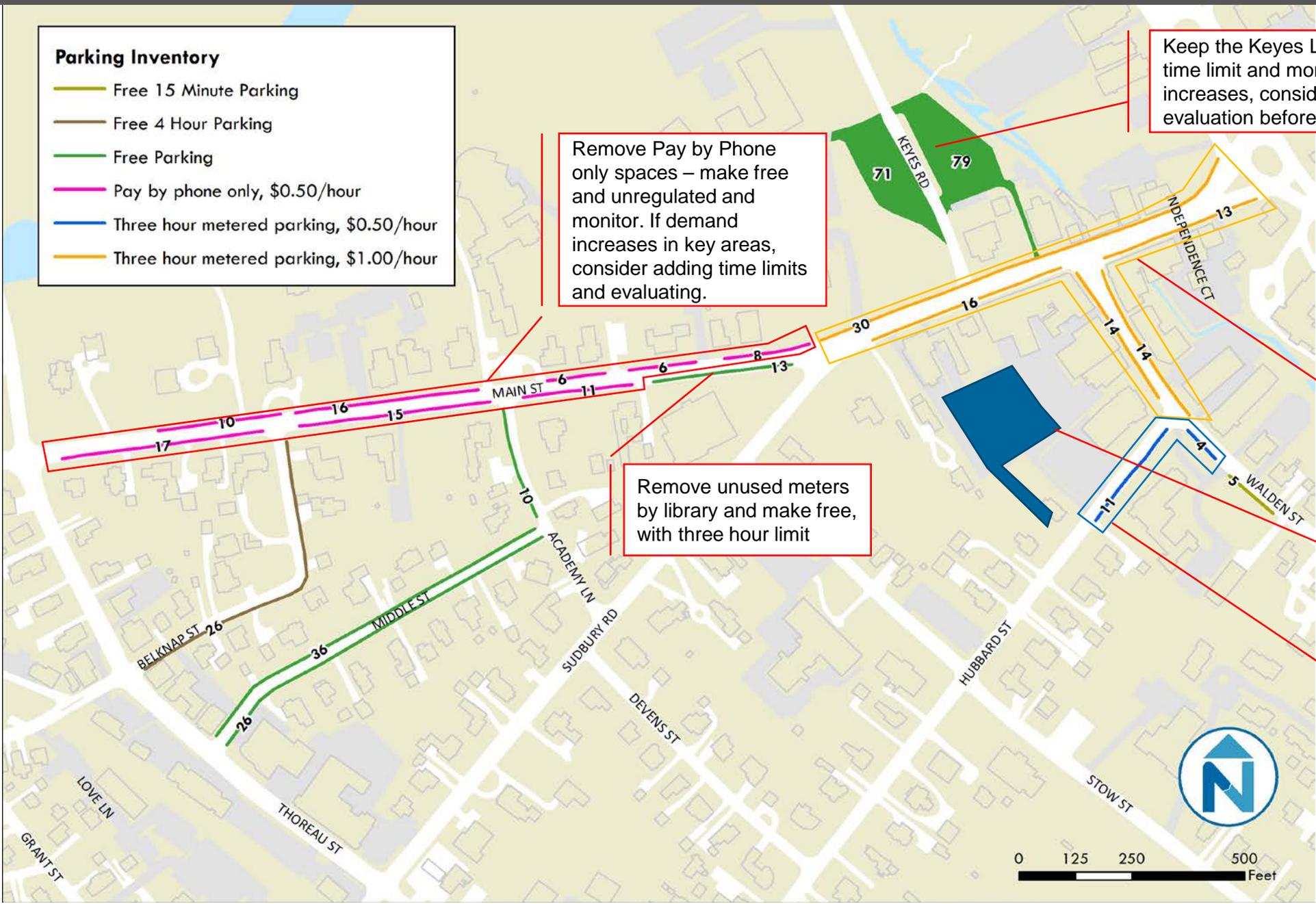
Keep the Keyes Lot free, with no time limit and monitor. If demand increases, consider time limits and evaluation before pricing.

Remove unused meters by library and make free, with three hour limit

Keep \$1.00/hr, three hour limit in the core area (with Pay by Phone overlay)

Keep free and unregulated, If demand increases, consider time limits and evaluation before pricing.

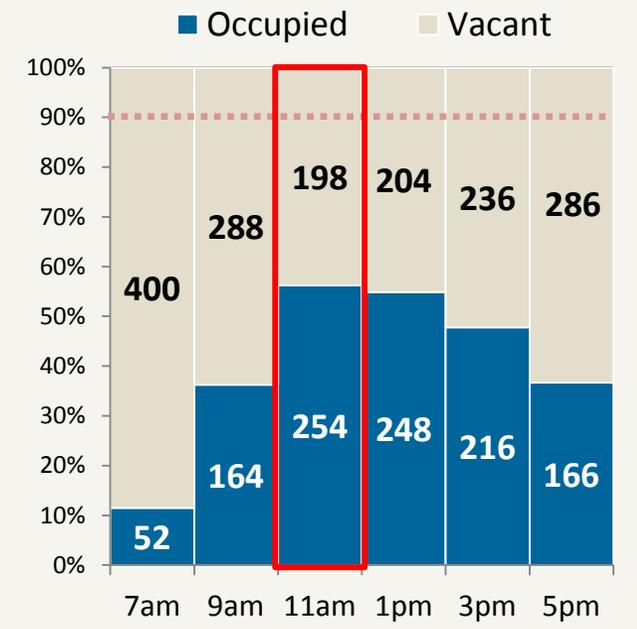
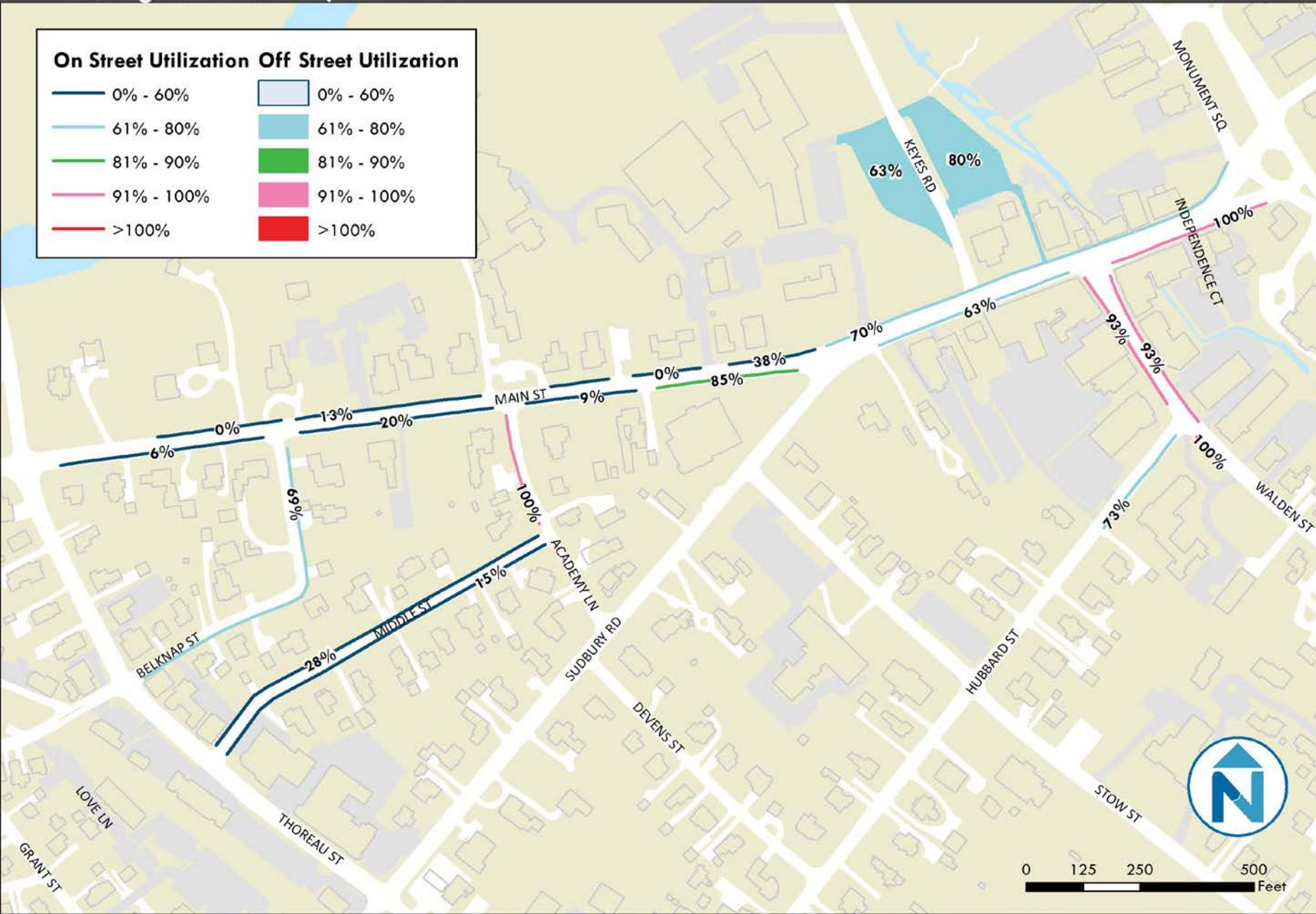
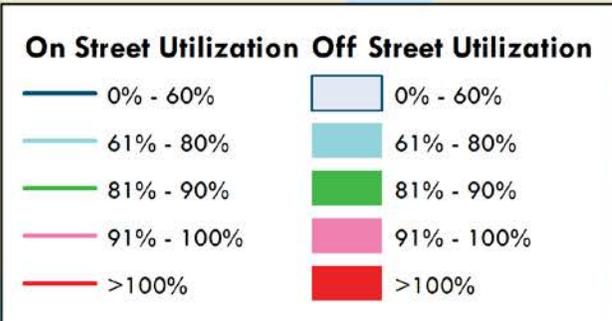
Keep \$0.50/hr, three hour limit spaces where applicable



Appendix – Full Data Set (2018)

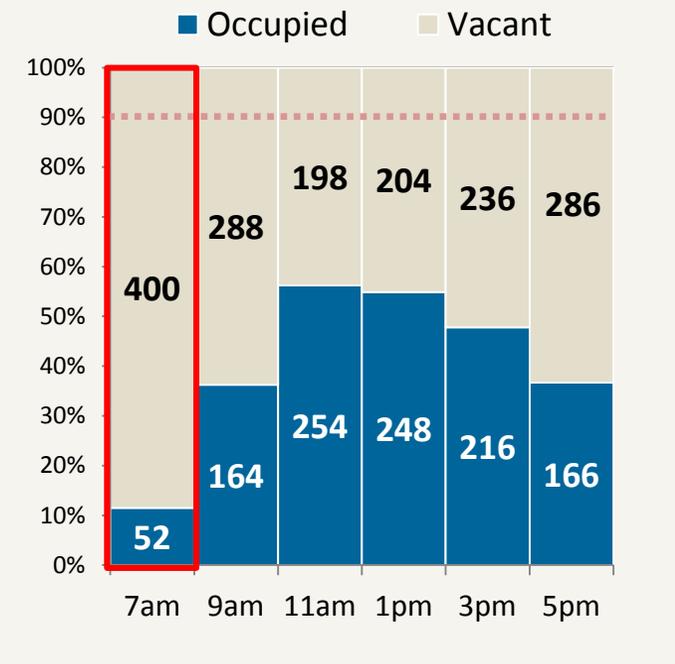
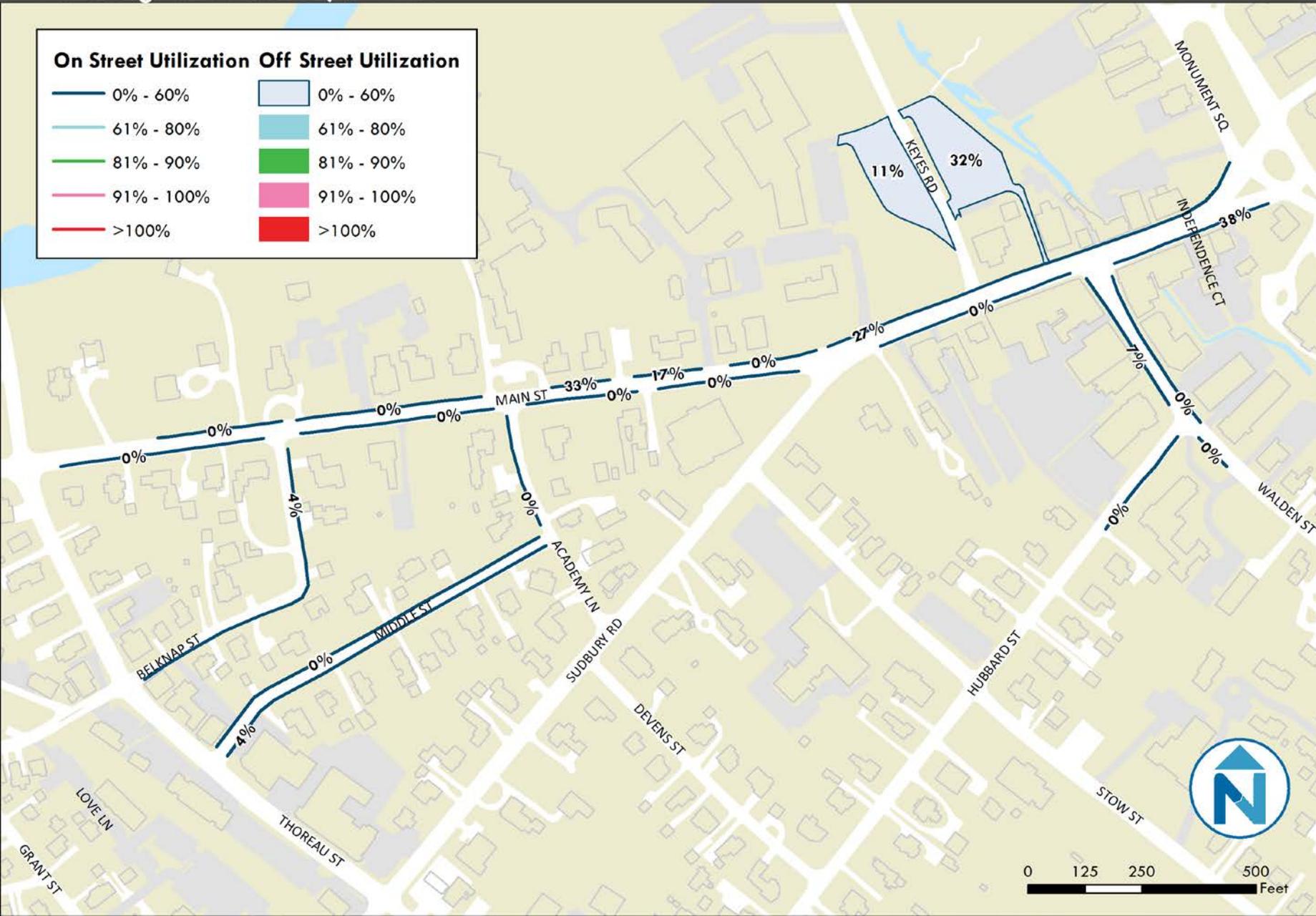
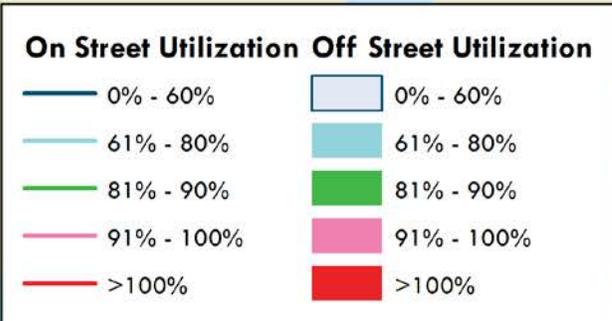
Concord Center 2018

Parking Utilization, 11 AM



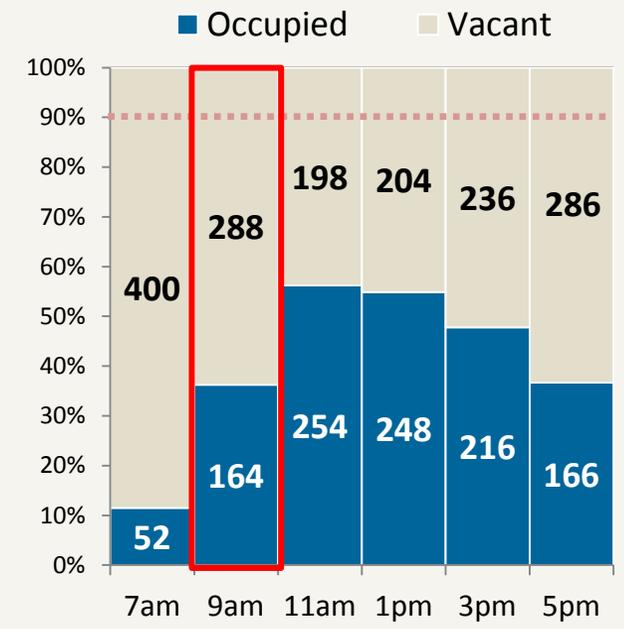
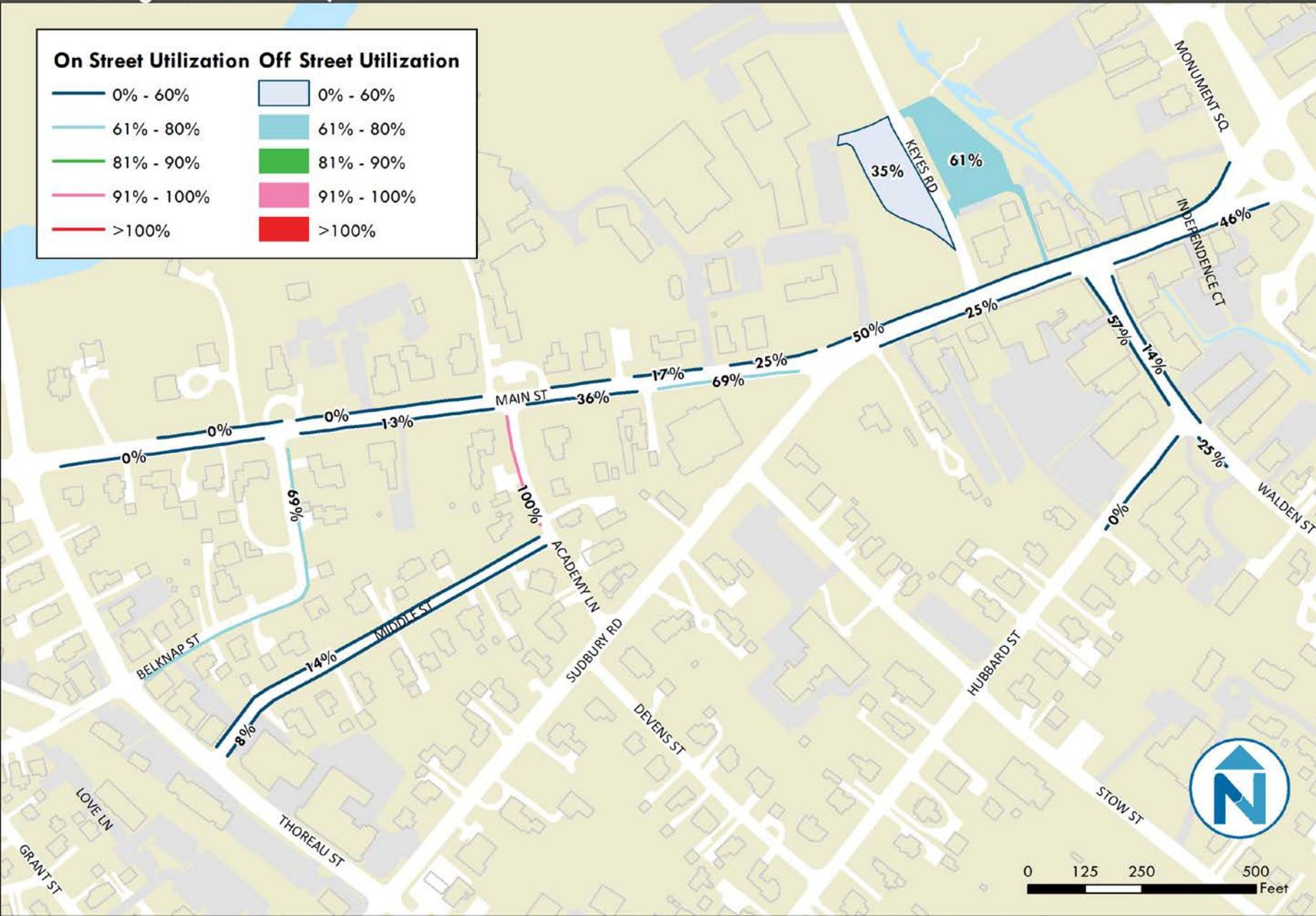
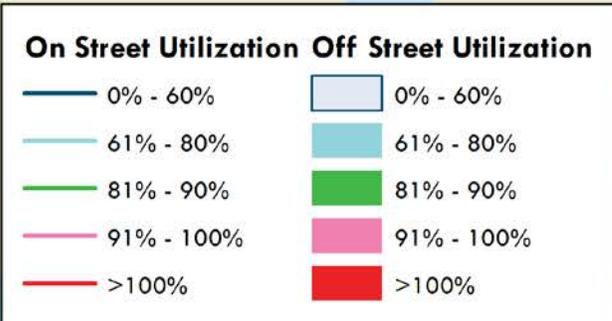
Concord Center 2018

Parking Utilization, 7 AM



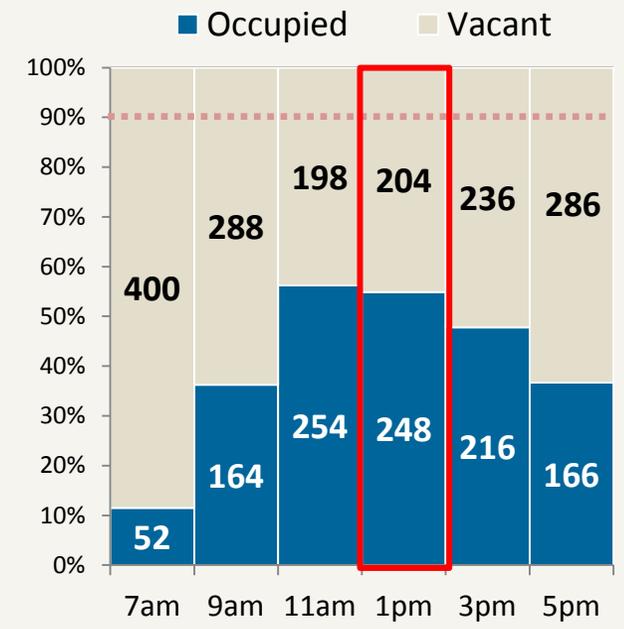
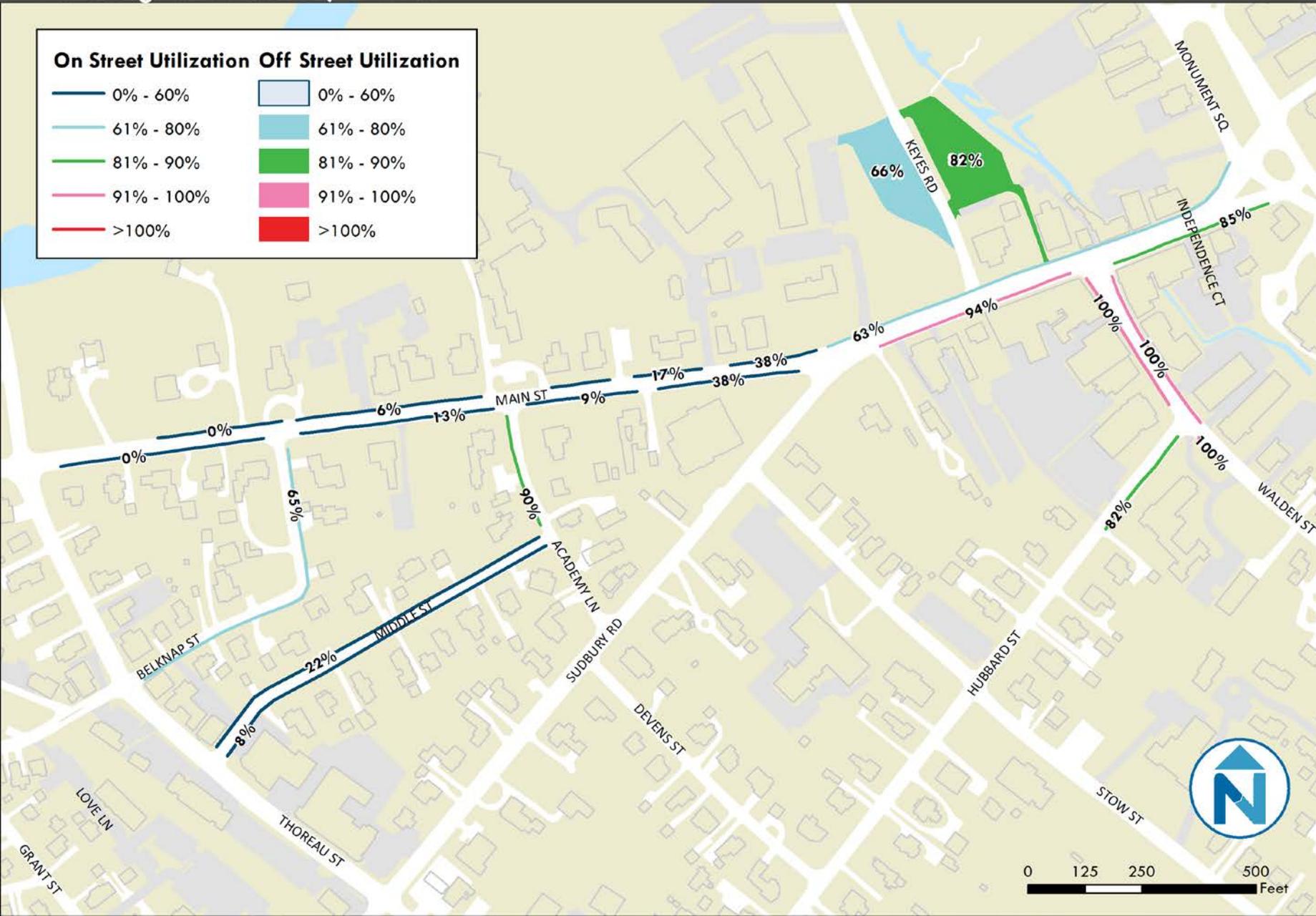
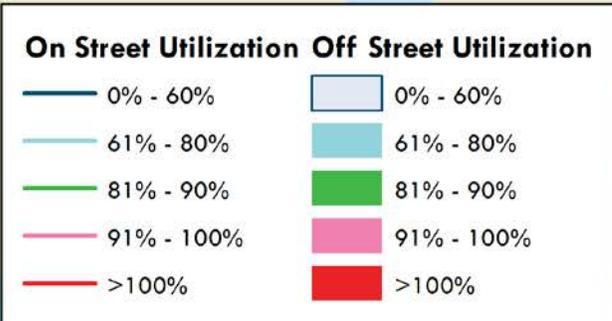
Concord Center 2018

Parking Utilization, 9 AM



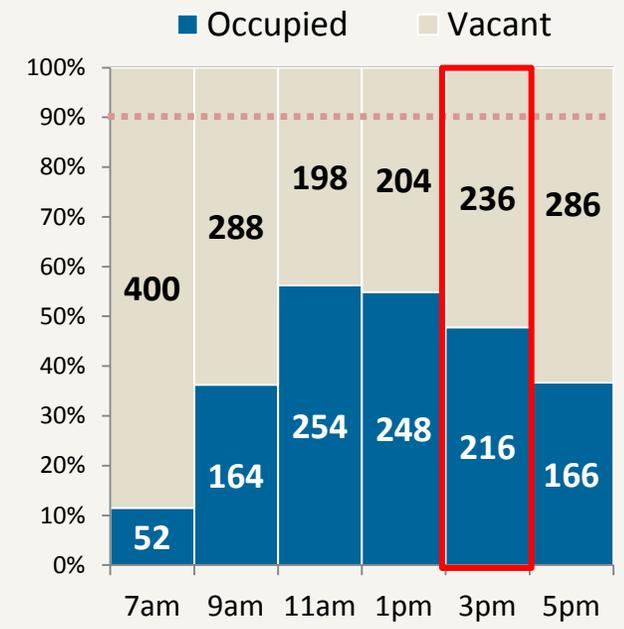
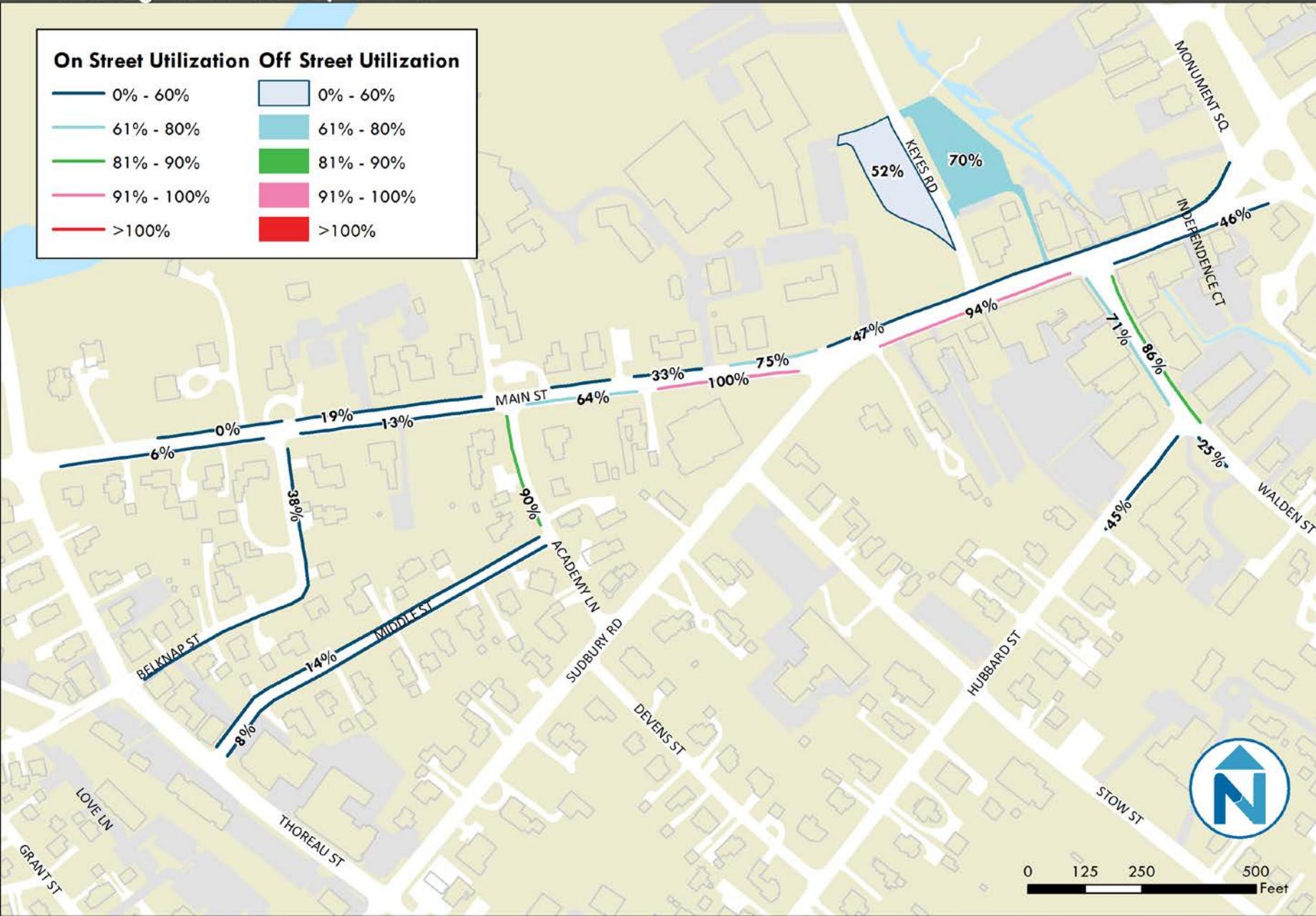
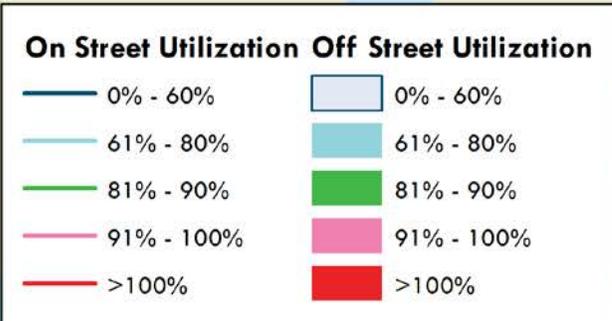
Concord Center 2018

Parking Utilization, 1 PM



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Parking Utilization, 3 PM



Concord Center 2018

Parking Utilization, 5 PM

