

Burlington Development Review Board

Department of Permitting & Inspections
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Geoff Hand
Brooks McArthur
Kienan Christianson
Caitlin Halpert
Sean McKenzie, (Alternate)
Ravi Venkataraman, (Alternate)



BURLINGTON DEVELOPMENT REVIEW BOARD Tuesday, November 17, 2020, 5:00 PM REMOTE MEETING

Zoom: <https://us02web.zoom.us/j/84529354697?pwd=SFRsdTdjaTNVcHBCcplMndZdHN3UT09>

Webinar ID: 845 2935 4697

Password: 842557

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Coverage video: <https://www.cctv.org/watch-tv/programs/burlington-development-review-board-346>

Minutes

Board Members Present: Brad Rabinowitz, AJ LaRosa, Springer Harris, Caitlin Halpert, Kienan Christianson, Geoff Hand, Ravi Venkataraman (Alt)

Board Members Not Present: Brooks McArthur,

Staff Members Present: Mary O'Neil, Ryan Morrison, Alison Davis, Meagan Tuttle

I. Agenda

B. Rabinowitz: Asks about updates to the agenda

M. O'Neil: Request from 75 Cherry St for deferral. 219 North Winooski Ave also asking for deferral due to not yet completing DAB review.

II. Communications

B. Rabinowitz: Some items added to supporting documents for Joint Institutional Management Parking Plan

III. Minutes

B. Rabinowitz: Previous meeting minutes are in packet

IV. Consent

1. 21-0396CA; 219 North Winooski Ave (NMU, Ward 2C) Jade Age LLC, Steven Schenker

Construct new 3-unit apartment building and related site work. (Project Manager: Ryan Morrison)

Requests deferral

V. Public Hearing

1. 20-0522CU; 75 Cherry Street (FD6, Ward 3C) BTC Mall Associates, LLC

Amend ZP 17-0662CA/MA phasing schedule.

Geoff Hand and AJ LaRosa recused from item

Jesse Beck appeared on behalf of item

M. O'Neil: Requesting time extension for their deferral. Time extension runs out this month. Can have one more time extension, which is what they are asking for

B. Rabinowitz: Asks if Board has any comments or questions for applicant

S. Harris: Motion to extend the deferral for three months

C. Halpert: Seconds motion

5-0-0

2. Review of 2020-2025 Joint Institutional Parking Management Plan

Lani Ravin (UVM), Sandy Thibault (CATMA), Kim Furtado (CATMA), Jonathan Dowds (UVM Transportation Research Center) appeared on behalf of item

Pike Porter (544 South Prospect St), Barbara Headrick (South Prospect St), Serrill, Sharon Bushor provided public testimony

S. Thibault: Explains overview of Joint Institutional Parking Management Plan and why the institutions need to update plans every five years. Gives overview of CatMA is and explains how they manage the University of Vermont, University of Vermont Medical Center, and Champlain College transportation and parking. Explains history of JIPMP. Explains in 2019 there was a gap year and they performed an overhaul of plan. Explains there are two pieces to the plan, two different reports. Walks through presentation

K. Furtado: Explains survey and on-street parking demand

S. Thibault: Explains collective TDM strategies. Explains drive alone trend. Explains how parking trends have changed since covid. There is less demand for on campus parking, which opens availability of spaces.

J. Dowds: Explains what the Transportation Research Center does. Explains the research of the data. Explains methods like lot counts.

B. Rabinowitz: Asks about how the two different ways of calculating the parking compare

J. Dowds: Explains the differences and similarities. Walks through the Executive Summary page.

S. Thibault: Explains things that are happening in the future, like their spring survey

G. Hand: Asks about the demand trends since covid and asks if they have studied alternative modes of transportation and how those have been impacted since covid.

J. Dowds: Explains how they predict the trends to change effected by covid

G. Hand: Asks about the impact of the annual reports. Asks about maybe coming back for the annual update to show how covid has impacted the data. Concerns about approving a plan for five years when trends are changing. Asks about possibility of approving plan for one year vs five years.

J. Dowds: Probably will be a moderate hit to transportation use, especially public transportation due to covid, but there is a high number of people who drive alone.

S. Thibault: Explains the annual reports and what kind of impacts they have to changes of the plan

M. Tuttle: If you want to approve for a shorter amount of time, like one year, that would be fine, but would be hesitant to assume that the data that is presented one year from now would be indicative of the trends for all five years. Could approve plan for a shorter amount of time if wanted.

B. Rabinowitz: Has seen methodology change due to conditions on the ground. Five-year plan seems reasonable to changes overtime

K. Christianson: Asks about the e-bike program, public comment says that company is no longer in existence. Asks if there is a response to that comment. Asks about e-bike use for the summer vs winter months

S. Thibault: Explains the goal to transition to electric assisted bicycles and increase number of bikes and hubs, but there have been some bumps in the road due to covid. We have an RFP out right now for the transition. May decrease number of bikes during the winter. We have seen ridership decrease in the winter, but maybe e-bikes will change that.

K. Christianson: Explains and asks about how there is no expected rise of parking need for the medical center. Asks how they projected that conclusion.

S. Thibault: The medical center does not have any plan to expand building, faculty or patients, no growth, so the current supply remains the same

K. Christianson: Asks about ban on sophomores having cars and how that can alleviate parking pressures.

S. Thibault: UVM had hired a consultant for a transportation and parking study, so that plan is complete and is moving up through leadership, but now put on hold with covid. One of the recommendations is to assess their parking permit structure, strategy and fees.

L. Ravin: Responds to the ban of sophomores having cars

C. Halpert: Asks about survey for on street parking, asks about how many students were surveyed and what the response rate was

K. Furtado: Somewhere around 20% of student body. Explains how they came to the conclusion from survey results

B. Rabinowitz: Asks about Champlain College and how they monitor the cars parked

C. Halpert: Asks about TDM strategies and about solutions for trend that they identified

S. Thibault: People may be moving into more rural areas where public transportation is more limited, making more people drive alone, and the price of fuel is affordable right now.

G. Hand: Asks if the data of drive-alone might be because parking is too available

S. Thibault: Parking utilization maps is a new feature, and we can track who is parking in what lots and with what modes of transportation. This is something that we would like to look into more.

P. Porter: Explains to Board to be skeptical about data and to look into where the data is coming. Asks UVM to support data that they using. Redstone zoning permits do not match with parking numbers in the report.

S. Bushor: This is only the third plan for parking management. The plan does not fully provide what its goal and intent is. Covid is an unknown and we do not know how many people will continue to work remotely and demands on people's time. Things can change dramatically. Five years may be too long for an approval. When trends change, it changes the neighborhood dynamic surrounding the institutions. CATMA needs a better interface with the City, should be more of a partnership. Questions if visitor spaces are limited at institutions. Needs to talk about the parking problem as an environmental issue.

B. Headrick: Lots of students that park on South Prospect Street. Would like to see the number of single occupancy vehicles and cars in general decrease. Under threat of UVM gaining on street parking. Questions "adequate" parking, explains mathematics of adequate parking numbers. Explains different parking trends and the parking supply/demand trends at the institutions. Would like to support a park and ride program.

S. Thibault: Responds to public comment. Events have not been involved in report due to time on weekends, etc.

A. LaRosa: Would like to reflect on comments and discussion. Would like to give UVM a chance to respond to the comments that were heard today.

K. Christianson: Agrees with AJ. Would be interested in a plan that shows what is going on with covid vs what is going to happen after. Would agree to shorter time period for approved plan.

B. Rabinowitz: Covid is definitely not increasing parking. To rewrite the plan for Covid does not make sense. They will have to wait to see what the parking demand is. Will it change from Covid? That is what we will need to see.

G. Hand: Talks about TDM strategies and how there are not many new proposals to address the existing issue that is in the plan. All three institutions have climate change pledges, but no mention of pledges in parking plan. Transportation management efforts should be part of achieving those goals.

R. Venkataraman: Agrees about the climate change pledges. TDM are based on current data, but also aspirations, so would like to see something about mitigation over time along with climate change goals.

S. Thibault: Would like to consider a three-year approval of plan with annual updates. Climate matter has not been included in this report but it is a great idea.

L. Ravin: Addresses the parking concerns brought up earlier.

B. Rabinowitz: Closes public hearing.

VI. Adjournment

Meeting adjourned at 6:52 pm.

Bradford L. Rabinowitz, Chair of Development Review Board

Date

Alison Davis

11/30/2020

Alison Davis, Zoning Clerk

Date

Plans may be viewed upon request by contacting the Department of Permitting & Inspections between the hours of 8:00 a.m. and 4:30 p.m. Participation in the DRB proceeding is a prerequisite to the right to take any subsequent appeal. Please note that ANYTHING submitted to the Zoning office is considered public and cannot be kept confidential. This may not be the final order in which items will be heard. Please view final Agenda, at www.burlingtonvt.gov/dpi/drb/agendas or the office notice board, one week before the hearing for the order in which items will be heard.

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