



CITY OF ENCINITAS
RESIDENTIAL PERMIT PARKING PROGRAM SUBCOMMITTEE
MEETING NOTICE AND AGENDA
TUESDAY, December 9, 2025, at 5:30 P.M.
Encinitas City Hall, Poinsettia Room 505 S. Vulcan Avenue, Encinitas

In compliance with the Americans with Disabilities Act/Section 504 Rehabilitation Act of 1973 and Title VI, this agency is an equal opportunity public entity and does not discriminate on the basis of race, color, ethnic origin, national origin, sex, religion, veteran status or physical or mental disability in employment or the provision of service. If you require special assistance to participate in this meeting, please contact Amanda Bariteau at 760 943-2211 at least 72 hours prior to the meeting.

CALL TO ORDER- INTRODUCTIONS

ORAL COMMUNICATIONS

REGULAR AGENDA

- 1. Discuss and Provide Recommendations on Potential Revisions to the Permit Parking Program of the City of Encinitas**

ADJOURNMENT

I, Amanda Bariteau, certify that I caused the above Notice/Agenda to be posted on the City Hall bulletin board on December 2, 2025, at least 72 hours before the meeting.

Amanda Bariteau

CITY OF ENCINITAS MUNICIPAL CODE CHAPTER 14.41

PERMIT PARKING ZONES

§ 14.41.010. Purpose.

Public streets in neighborhoods in the City have parking accessible to residents in those neighborhoods. Parking by non-residents due to external parking demand causes inaccessibility to parking and congestion on neighborhood streets. Such parking by non-residents threatens the health, safety and welfare of all residents of Encinitas. In order to protect and enhance the quality of life and promote the integrity of these neighborhoods, it is necessary to enact parking regulations restricting unlimited parking by non-residents, while meeting the parking availability standards determined by the City to be appropriate for the area and providing the opportunity for residents to park near their homes.

§ 14.41.020. Definitions.

Commercial Vehicle – A motor vehicle of a type required to be registered pursuant to Section 13.010 of the California Vehicle Code, used or maintained for the transportation of persons for hire, compensation, or profit or designed, used or maintained primarily for the transportation of property.

Commuter Vehicle – A motor vehicle parked in a residential area which is not owned, leased, or otherwise controlled by a resident who lives in the area designated as Residential Parking Permit Area.

Guest – Any visitor who exercises short-term residential occupancy, or is entitled to short-term residential occupancy, by reason of concession, permit, right of access, license, or other agreement for a period of less than one month.

Guest Parking Permit – A temporary parking authorization issued to Residents for use by their visitors. This permit allows Guests to legally park in designated Residential Permit Parking Areas without receiving a citation for exceeding time limits or lacking a Residential Parking Permit.

Oversized Vehicle - Any vehicle that exceeds 25 feet in length, or exceeds 80 inches in width, or exceeds 82 inches in height. An oversized vehicle does not include pickup trucks that are less than 25 feet in length and 82 inches in height.

Parking Program Manager - The City staff member responsible for the management of the Residential Permit Parking Program.

Quality of Life Factors – Those factors that enhance the quality of life in the residential neighborhoods, including but not limited to, reducing noise and parking congestion, public health, safety and other environmental concerns, protecting the character of neighborhoods, and contributing to a greater sense of a secure, peaceful and livable environment.

Resident – A person owning, leasing, and/or residing in a dwelling unit in a Residential Permit Parking Area.

Residential Parking Permit – An annual authorization issued to Residents for use to legally park in designated Residential Permit Parking Areas without receiving a citation for exceeding time limits.

Residential Permit Parking Area - A contiguous residential area within the city comprised of one or more streets that have been designated by City Council resolution that allows permitted Resident and Guest vehicles to be exempt from parking restrictions.

§ 14.41.030. Parking Permit Limitation.

- A. A motor vehicle that has been assigned a valid Residential Parking Permit as provided for herein shall be permitted to stand or be parked in the Residential Permit Parking Area for which the permit has been issued without being limited by time restrictions established pursuant to this Chapter or any resolution hereunder.
- B. A Residential Parking Permit as designated by the Council shall not guarantee or reserve to the holder thereof any parking space within the Residential Permit Parking Area for which the permit was issued.
- C. Residential Permit Parking restrictions shall not apply to police vehicles, authorized emergency vehicles, service vehicles, delivery vehicles, City-owned vehicles when used for official business, or any other vehicle that is exempt pursuant to state law.

~~C.D. Service vehicles shall park on the same block as the residence they are servicing.~~

Commented [AB1]: Staff doesn't recommend this due to enforcement difficulties.

§ 14.41.040. Designation of Residential Permit Parking Areas.

Designation of Residential Permit Parking Areas will be limited to areas with a recommended minimum street-frontage of approximately 1,500 feet (terminating in complete blocks or street corners) that experience impacts from parking demand which include factors such as commercial areas, residential development, recreational areas, schools and neighboring cities. The process to designate a Residential Permit Parking Area is:

- A. The City Council shall consider for designation as a Residential Permit Parking Area any such proposed area for which a petition has been submitted that meets and satisfies the following requirements and any administrative guidelines adopted by the City Council:
 - 1. A petition signed on behalf of a majority (51% or greater) of dwelling units is required to initiate the process for consideration for designation as a Residential Permit Parking Area; and
 - 2. Only one signature from a Resident of each dwelling unit will be considered for a petition.
 - i. For petitions involving rental complexes, the Residents, property managers, and property owners will participate in the petition survey.
 - ii. If the units in a multifamily property are individually owned, each owner would be included in the petitioning process.

- iii. If multiple inhabitants in a dwelling unit disagree on the establishment of a Residential Parking Permit Area, the dwelling unit will not qualify to sign a petition.
- B. Upon receipt of a valid petition as set forth in subsection A., the Engineering Department's Parking Program Manager shall do the following:
1. A notice of intent to establish Residential Permit Parking restrictions shall be sent to all dwelling units within the proposed Residential Permit Parking Area by the United States Postal Service;
 2. ~~Conduct or cause to be conducted a parking occupancy survey to determine the utilization of on-street parking, by which a 50% parking occupancy threshold of all available on-street parking and visible off-street parking (half of which should be non-residents), which threshold is required for the Engineering Department to recommend the creation of a Residential Permit Parking Area; Conduct, or cause to be conducted, a peak-period parking occupancy survey to determine the proportion of all available on-street, City-owned that are occupied, as well as the share of those occupied spaces used by non-residents. Qualification for a Residential Permit Parking Area shall be based on a sliding-scale threshold: as total parking occupancy in the area increases, the minimum percentage of non-resident parkers required for eligibility decreases. The Engineering Department may recommend establishing a Residential Permit Parking Area only when both the applicable occupancy threshold and corresponding non-resident occupancy threshold are met.~~
 - i. 50% to 69% total occupancy: at least 50% of occupied spaces must be used by non-residents.
 - ii. 70-89% total occupancy: at least 30% of occupied spaces must be used by non-residents.
 - iii. 90%+ total occupancy: at least 10% of occupied spaces must be used by non-residents.
 3. Notice residents by mailer and hold a community participation meeting. Refer the matter to the Mobility and Traffic Safety Commission (MTSC) which shall review the parking occupancy survey and/or other factors affecting the quality of life in the proposed Residential Permit Parking Area; and
 4. ~~Consider the MTSC recommendation and present to the City Council a final recommendation on the Residential Permit Parking Area in accordance with requirements of this Chapter.~~
 - i. ~~Once City Council has taken final action on such a resolution to establish a Residential Permit Parking Area, no further changes or requests for changes in Residential Permit Parking restrictions for this area will be considered for a minimum period of one year, unless directed by further City Council action.~~
- C. Following the establishment of a Residential Permit Parking Area, the City Traffic Engineer shall cause signs to be posted restricting all or certain portions of streets,

alleys and/or highways in that area as Residential Permit Parking only. Thereafter, it shall be unlawful and an infraction for any person to park or leave standing a vehicle within such area during the times and days when such parking is prohibited, other than a vehicle that has been issued a valid Residential Parking Permit or is exempted pursuant to Section 14.41.025 of this Chapter.

- D. ~~Without a resident petition, the City Council, at its discretion, may, by resolution, establish consider creation, removal or modification of a~~ Permit Parking Area ~~or modify a designated Residential Permit Parking Area in any manner. a~~ And direct staff to conduct required pursuant parking occupancy surveys, and to notice residents by mailer and to hold a community participation meeting.
- E. The City Council shall have flexibility in defining neighborhood boundaries on a case-by-case basis in special circumstances where the minimum street-frontage is less, but reasonably close to the minimum of 1,500 feet.

§ 14.41.050. Issuance and Duration of Permits.

- A. Residential Parking Permits shall be issued by the Engineering Department in accordance with the requirements set forth in this Chapter and the permit parking area's establishment resolution and shall be valid only in the Residential Permit Parking Area for which it is issued.
- B. The number of parking permits available to residents of each area shall be established by the resolution establishing the permit parking area.
- C. Residential Parking Permits shall be issued with a term not to exceed one year, unless revoked or terminated, provided however that a permit shall automatically terminate when the permit holder ceases to reside in the designated Residential Permit Parking Area.
- D. No Residential Parking Permit issued pursuant to this Chapter shall be transferable from the permit holder to any other person, nor from one vehicle to another.

§ 14.41.060. Permit Issuance.

- A. A Residential Parking Permit may be issued only to an eligible driver who can demonstrate that they currently reside at an eligible dwelling unit within the Residential Permit Parking Area for which the permit is to be issued.
- B. To be issued a Residential Parking Permit, each eligible driver shall provide all the following information:
 - 1. The applicant's full, true name and home address, and proof of residence;
 - 2. The applicant's driver license;
 - 3. A valid and current vehicle registration and license plate number of the vehicle for which a permit is being requested; and
 - 4. The applicable fee.

- C. A temporary Residential Parking Permit shall be issued to an eligible driver for a rented or borrowed registered vehicle where the eligible driver, residing in a Residential Permit Parking Area, demonstrates their own vehicle is unavailable for that driver's use for a temporary period. Such permits will expire upon the return to use of the originally permitted vehicle or its replacement.
- D. The City Council may, by resolution, limit the number of permits issued to any Resident, dwelling unit, or Residential Permit Parking Area if such limitation would further the goals of the Residential Permit Parking Program.
- E. Residential Parking Permits will not be issued to non-motorized vehicles (including, but not limited to trailers), oversized vehicles, or to commercial vehicles that are registered at business addresses. For the purposes of this Chapter, a "commercial vehicle" shall have the same meaning as that term is defined in Section 260 of the California Vehicle Code.

§ 14.41.065. Residential Parking Permits.

- A. The City Council may, by resolution, authorize the issuance of Residential Parking Permits in any Residential Permit Parking Area. When authorized, a Resident within a Residential Permit Parking Area may apply for residential parking permits.
- B. The maximum number of Residential Parking Permits to be issued per dwelling unit shall be determined zone-by-zone according to resolution establishing the Permit Parking Areas. Default maximum number of Residential Parking Permits per dwelling unit, shall be calculated based on the following criteria:
 - 1. One bedroom qualifies for one permit.
 - 2. Two to three bedrooms qualify for two permits.
 - 3. 4 or more bedrooms qualify for three permits.

§ 14.41.070. Guest Parking Permits.

- A. The City Council may, by resolution, authorize the issuance of temporary Guest Parking Permits in any Residential Permit Parking Area. When authorized, a Resident within a Residential Permit Parking Area may apply for temporary parking permits for use by their Guests in the Residential Permit Parking Area where the Resident resides.
- B. The maximum number of Guest Parking Permits to be issued per day per dwelling unit, shall be determined zone by zone according to resolution establishing the Permit Parking Areas. Default maximum number of Guest Parking Permits per day per dwelling unit, shall be calculated based on the unoccupied parking spaces established by the survey, divided by the number of dwelling units, with the minimum number of one.
- C. Each household will be allowed up to a total of 400-60 daily guest permits per year with a maximum use of 10 daily guest passes per month. per Guest Parking Permit, with a maximum Guest Parking Permit duration of 14 consecutive days.
- D. Guest Parking Permits may be issued under the following conditions:

Commented [AB2]: For example if you have 40 unoccupied parking spaces in a zone of 20 dwelling units, the total maximum daily guest parking permits will be 2 per dwelling unit.

1. The Resident applicant for a Guest parking permit has not reached the limits, if any, set by the City Council.
 2. Such other conditions and restrictions that the City Council by resolution imposes or that the City Traffic Engineer, or Parking Program Manager, deems appropriate.
- E. Use of Guest Parking Permits shall comply with Residential Parking Permit regulations established pursuant to this Chapter to be valid within the Residential Permit Parking Area for which it was assigned.
1. Intentional or repeated misuse of Guest Parking Permits by a Resident or their Guests may be cause for revocation of the Guest Parking Permit privileges by the Parking Program Manager.

~~F. A Guest Parking Permit shall be valid for 14 days from issuance, commencing upon the date authorized, and shall exempt the applicable vehicle from parking time restrictions established pursuant to this Chapter.~~

F. Up to three times per calendar year, a dwelling unit in a Residential Permit Parking Area that is hosting an event may obtain up to ~~40-15~~ one-day "Event" Guest Parking Permits for a specifically requested date, upon written approval of the Parking Program manager or City Traffic Engineer. The Guest Parking Permits shall be listed by the host and verified by license plate.

§ 14.41.080. Parking Permit Fees.

The fees for Residential Parking Permits and for Guest Parking Permits, or any other parking permit designated by the City Council, shall be established by City Council resolution.

§ 14.41.090. Good Neighbor Policy

Residents applying for Residential Parking Permits will be required to sign a Good Neighbor Policy. These policies help guide neighborhood ethos, promote friendly and cooperative interactions, and may cause ground for Residential Parking Permits to be revoked if any breach of the following policies occur:

- A. Permit parkers must not block or overhang any driveway, painted curb, wheelchair ramp, or other structure.
- B. Permit parkers shall be considerate of noise and comply with applicable city noise ordinances.
- C. Permit parkers shall not move solid waste containers in a manner that precludes collection of solid waste, obstructs driveways or other rights of way, or otherwise interferes with vehicular traffic in order to park on a street or portion thereof designated as permit parking only
- D. Permit parkers shall not double park.
- E. Permit parkers are restricted only to paved space in the public right-of-way and cannot park on any dirt or landscaped space.
- F. Permit parkers and Residents shall be courteous to each other and make a polite, kind, considerate request to correct their parking issues amongst each other before contacting the City.

G. Permit parkers may not litter where their vehicles are parked.

H. Residential properties may not be eligible for permit parking if available onsite parking is “unbundled” and at a cost higher than permit program.

~~G-I.~~ All available off-street, on-site parking shall be used efficiently for parking.

§ 14.41.100. Penalties, Liability, and Enforcement.

A. Violations of this Chapter are punishable pursuant to Chapter 1.08 of this Code and include the following:

1. Falsely representing oneself as eligible for a Residential Parking Permit or furnishing false information in an application.
2. Using a Residential Parking Permit issued pursuant to this Chapter for any motor vehicle other than that for which the permit was issued.
3. Copying, reproducing, or otherwise bringing into existence a counterfeit Residential Parking Permit or permits without written authorization from the City Traffic Engineer or the Parking Program Manager.
4. Knowingly using or displaying a facsimile or counterfeit parking permit in order to evade time limitations on parking applicable in a residential permit parking area.
5. Selling, transferring, or exchanging a residential parking permit or permits with any other person except as provided for in this Chapter and without written authorization from the City Traffic Engineer or the Parking Program Manager.
6. Knowingly committing any act that is prohibited by the terms of this Chapter or any other provision of this Code related to Residential Parking Permits.
7. Breaching any of the policies outlined in the Good Neighbor Policy, subject to City review on a case-by-case basis.

B. The acts set forth above shall constitute fraudulent use of a Residential Parking Permit, for which the City Manager or Parking Program Manager may revoke any Residential Parking Permit currently held and/or future eligibility therefore. In addition, a Residential Parking Permit and/or eligibility therefore may be revoked based on a violation of the policies/and or regulations adopted pursuant to section 14.41.100. Any revocation pursuant to this section shall be subject to the appeal provisions of Chapter 1.12.

§ 14.41.110. Residential Parking Permit Policy.

The City Council may adopt policies and/or administrative regulations to implement this Chapter, including, but not limited to, the establishment of a Residential Permit Parking Area and the criteria for the issuance, denial, revocation, duration, number of Residential Parking Permits and Guest Parking Permits per household, Residential Parking Permit fees, and other administrative actions consistent with the authority granted by this Chapter.