

# Parking Report: Wallace Deck and Rosemary/Columbia Lot (Q4 22-23)

Town of Chapel Hill  
Economic Development and Parking Services

July 6, 2023

## Introduction

This report compares usage of the Wallace Parking Deck and Rosemary/Columbia lot in 2023 and 2019 for the months of April-June(Q4) using data aggregated from ingress/egress sensors installed at these facilities.

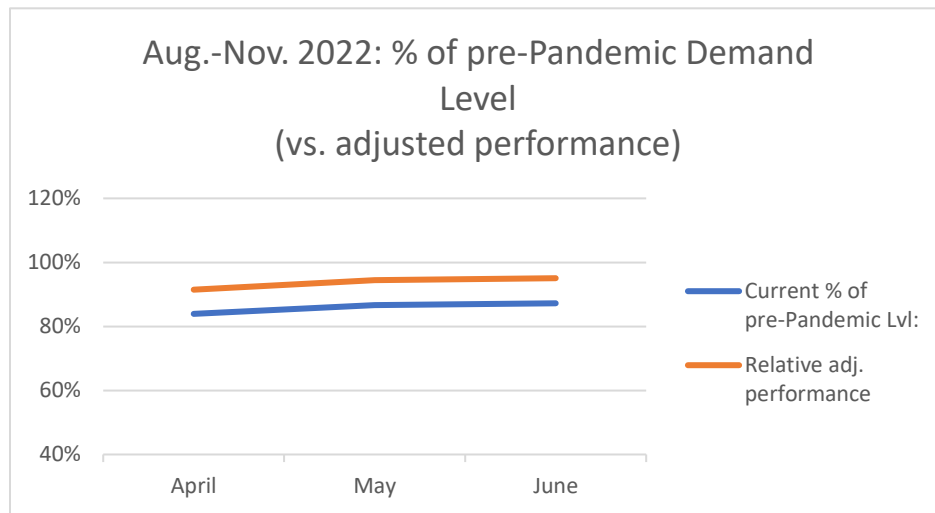
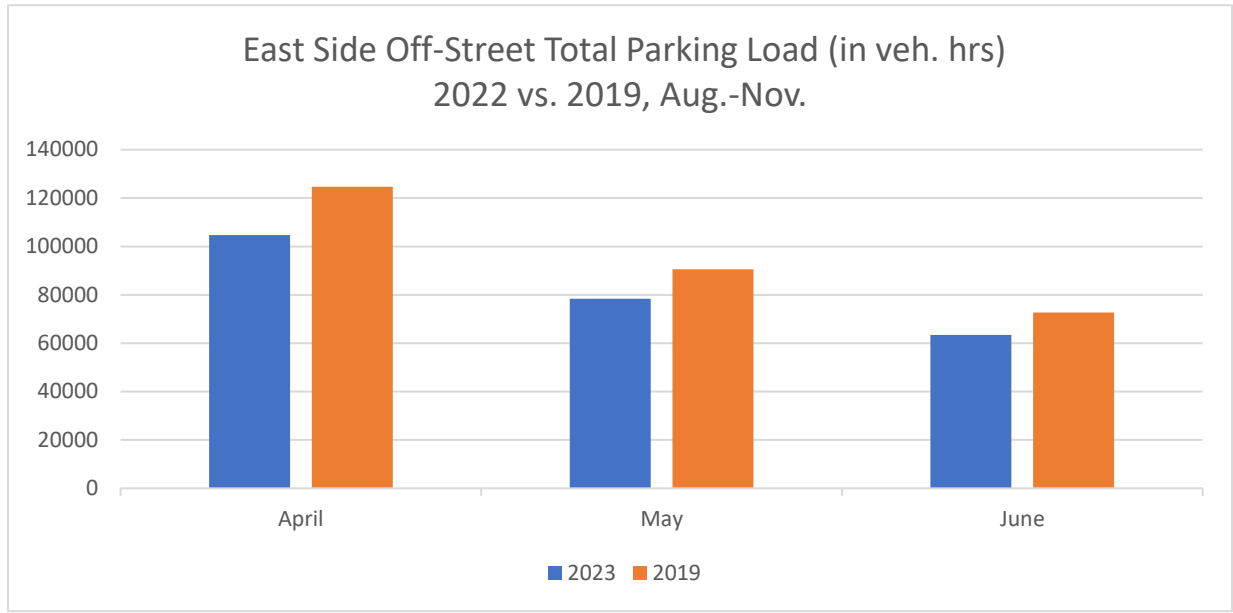
## Summary

- The Wallace Deck supplied approximately 91% of its pre-pandemic vehicle hours when compared to Q4 18-19 activity levels.
- Reduction in activity at Wallace is seen on Sundays and Mondays, as well as weekdays until mid-afternoon in May-June. This may be a continued effect of remote work combined with slowed growth in consumer spending reducing visits to restaurants and shops.
- The Rosemary Columbia was over-occupied, regularly exceeding 95% peak daily occupancy. This lot supplied approximately 75% of its 2019-level total vehicle hours, but this is after its capacity was reduced by 37% from 104 to 68 Spaces. Relative to its reduced size, it has consistently outperformed its 2019 efficiency by up to 16%.
- Before seeing a typical decline in activity from May-June, the Wallace Deck was regularly over-occupied from Tuesday-Friday.
- Combined with the Wallace Deck's 308 Spaces, the R/C lot reduction amounts to a 9% decrease in the overall off-street parking system on the East Side (412 → 376 spaces). Relative to this reduced capacity, the Wallace Deck and R/C Lot combined are performing at 91%-95% of 2019 efficiency levels. A complete return to pre-pandemic parking demand before construction of the new Rosemary St Parking Deck is complete would routinely require employees and visitors to seek West End parking.

## Comments:

- The sensors utilized for this report are approximately 97% accurate
- A significant difference in demand, particularly at the Wallace Deck was observed between busy days (Tu-Fri), and weekends + Mondays.
- With a daily peak occupancy regularly exceeding 95% during the work week in April, the Wallace Deck will be unable to accommodate any significant increase in parking activity when demand returns to normal Fall levels. Assuming continued return-to-office and/or any new activity downtown, employees and visitors arriving after 10am should be prepared to seek parking at 140 West or other West End lots beginning in mid-August.

## East Side Combined Off-Street Parking Overview

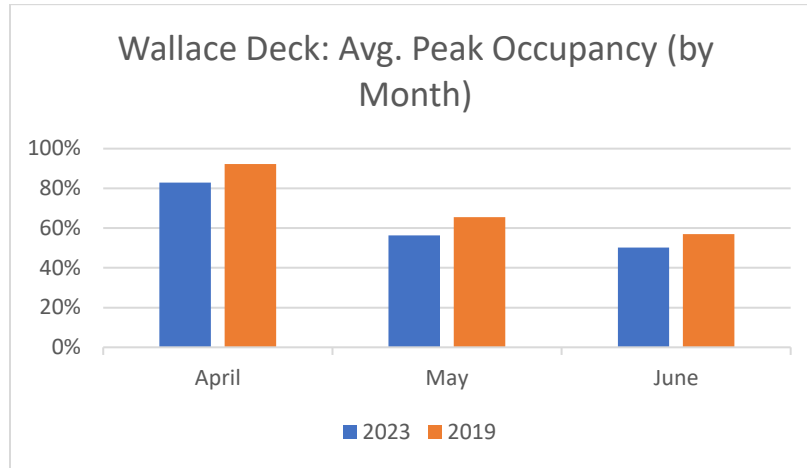


East Side Off-Street Total Parking Load (in veh. Hrs)				
	April	May	June	
2019	124675	90494	72735	
2023	104636	78432	63439	
Current % of pre-Pandemic Lvl:	84%	87%	87%	
<b>Relative performance adj. for reduced capacity:</b>	<b>91%</b>	<b>94%</b>	<b>95%</b>	

**(Note: Since 2019, the capacity of the Rosemary/Columbia Lot was reduced from 104 to 68 spaces)**

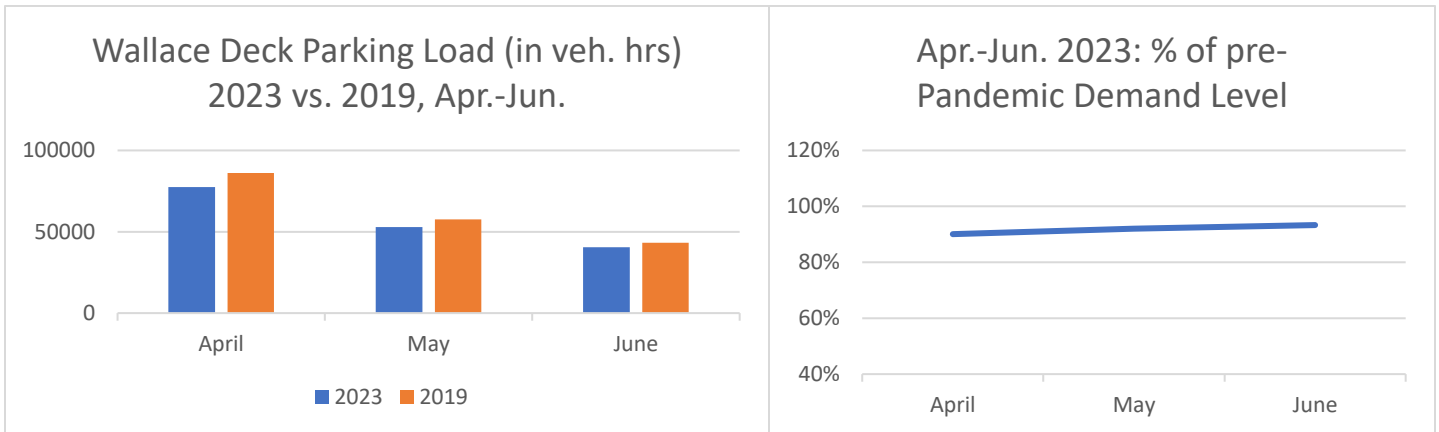
# Wallace Deck: Overview

## Peak Occupancy Metrics



Wallace Deck: Avg. Peak Occupancy (by Month)			
	April	May	June
2019	92%	66%	57%
2023	83%	56%	50%
Current % of pre-Pandemic Lvl:	90%	86%	88%

## Total Demand Overview (measured in vehicle hours):



Wallace Deck Total Parking Load (in veh. Hrs)			
	April	May	June
2019	86091	57525	43307
2023	77535	52928	40409
Current % of pre-Pandemic Lvl:	90%	92%	93%