



# PORT OF EDMONDS PARKING STUDY

April 28, 2026

# PARKING IS A VALUABLE ASSET

First and Last  
Impression



Desire for a Positive  
Experience

Economic Vitality

Reduce Congestion



Expensive to Build  
Important to Manage

Supporting Tenants

Finding Available  
Parking



# STUDY PROCESS

- ▶ Understand existing parking behavior at Port of Edmonds
- ▶ Reviewed current conditions and identified areas for improvement
- ▶ Developed parking management strategies to address existing deficiencies and follow best practices



**Coordination and  
Information Gathering**



**Evaluated  
Existing Conditions**



**Developed  
Strategies**

# EXISTING PARKING SUPPLY AND DEMAND



- ▶ 719 Spaces
- ▶ A Variety of Tenants
- ▶ Public Access
- ▶ Multi-Modal

# KEY FINDINGS/EXISTING CHALLENGES

- ▶ Seasonal Peaking Conditions
- ▶ Spillover from Public Users
- ▶ Outdated Permits and Administration Process
- ▶ Enforcement Inefficiencies
- ▶ Limited Wayfinding and Inconsistent Signage
- ▶ Lack of Shared Parking
- ▶ Pedestrian Circulation and Safety Concerns
- ▶ Limited Data and Understanding of Demands

# STRATEGICALLY MANAGE PARKING



Improving  
Efficiency



Reducing  
Demand



Awareness,  
Enforcement



Looking to optimize use of a valuable resource



Desire to right size supply



Improve user experiences



Reduce congestion



Support the economic vitality of the Port

# MANAGEMENT STRATEGIES



Collect Data –  
Performance Based  
Strategies



Move Toward Digital  
Permitting and  
Enforcement



Improve  
Signage/Wayfinding



Improve Awareness  
and Education through  
Website and Flyers



More Consistent Time  
Limits



Event Management



Transportation Demand  
Management



Pedestrian Circulation  
Improvements

## Longer Term Strategies



Work Toward More  
Shared Parking



Parking Redesign

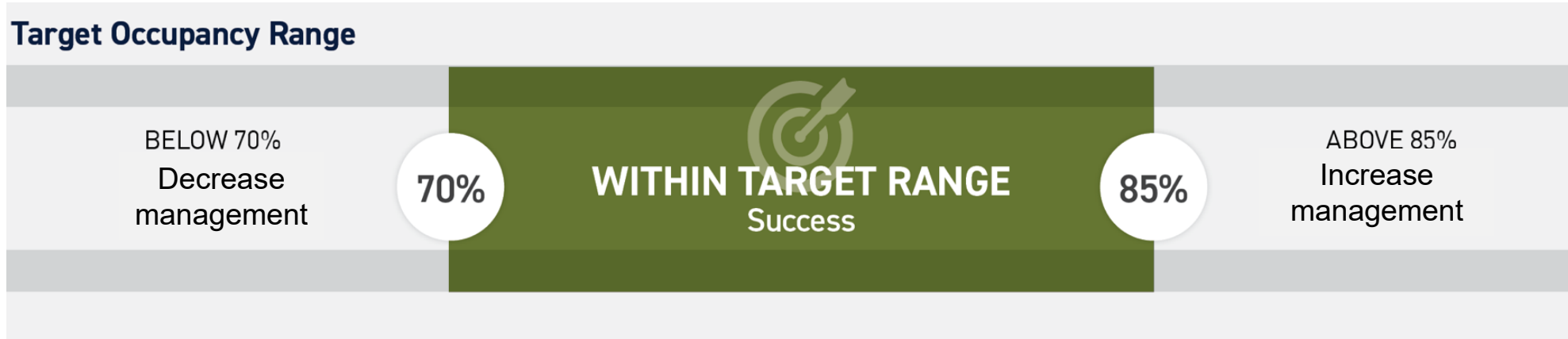


Charge for Parking



Technology

# PERFORMANCE BASED PROCESS



- ▶ Data driven process
- ▶ Takes some of the emotion out of process
- ▶ More clear direction for managing
- ▶ More clarity for public or tenant

# DIGITAL PERMITS

- ▶ Increased Efficiency of Administration
- ▶ Better Integration with Enforcement
- ▶ Reduced Production and Materials Costs
- ▶ Improved Data Tracking and Information
- ▶ On-line User Interface
- ▶ Does Require Education and New Process
- ▶ Upfront Set Up Costs

# LOT 6 PARKING LAYOUT ADJUSTMENTS



- ▶ Better defined Board Walk path with striped crosswalks, straight path across boat launch, and vertical barriers such as additional potted plants or bollards
- ▶ Striped merge with a yield line (“shark teeth”) for exiting boat launch vehicles to merge after crosswalk
- ▶ Separated circulation for vehicles parking versus accessing the boat launch
- ▶ Increases pedestrian space around bathroom

# LOT 9 PARKING LAYOUT ADJUSTMENTS



- ▶ Eliminates dead end aisles caused by cones/ropes, enforcement by LPR
- ▶ Removes 3 driveway entrances on Admiral Way
  - ▶ Safer for pedestrians to navigate sidewalk
  - ▶ Removes driveway exits with sight distance challenges
  - ▶ Removes driveway exits close to Admiral Way all-way stop intersection
- ▶ Easier to circulate within parking lot
- ▶ Requires removal of 6 parking stalls

# CHARGING FOR PARKING



Best way to manage  
behavior



Recommended coordinated  
process with City



Tiered pricing structure

# QUESTIONS AND DISCUSSION