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Executive Director
CHCURC
2510 Ohio Ave, Suite C
Cincinnati, OH 45219

Nathan Hess
President
CUFNA
2364 West McMicken Avenue
Cincinnati, OH 45214

Aaron Bartels
Senior Vice President, Development
Trinitas Ventures
159 North Sangamon Street, Suite 200
Chicago, IL 60607

*Re: Proposal for Parking and Transportation Analysis
 CHCURC and CUFNA
 Cincinnati, OH*

Dear Matt, Nathan, and Aaron:

As discussed, Walker is submitting this proposal for assistance in the process of researching parking and transportation issues in the Clifton Heights and surrounding neighborhoods. The proposal is to produce a deliverable, as well as research and explanation to the Clifton Heights Community Urban Redevelopment Corporation (CHCURC) and the CUF Neighborhood Association (CUFNA). These services to CHCURC and CUFNA, as set forth below and paid for by Trinitas Ventures (Trinitas), are to explain the pros and cons of a multitude of potential options for alleviating current and anticipated parking problems. Included herein is our understanding of this project and our proposed scope of services, schedule, fee, and general conditions of agreement.

PROJECT UNDERSTANDING

Based on Walker's field observations and our correspondence via teleconference, we understand that the Clifton Heights and surrounding neighborhoods could benefit from a study of current and anticipated parking and transportation problems. These include but are not limited to high demand for on-street parking in residential neighborhoods, low turnover in these on-street spaces, lower demand in paid off-street parking, few opportunities and/or incentives for lowering parking demand through transportation demand management (TDM) strategies, and an overall competition for parking spaces during the academic year. Walker proposes

working with CHCURC and CUFNA to generate a report, as well as research and describe of the options for alleviating these parking problems.

SCOPE OF SERVICES

Based on our understanding, we propose the following scope of services:

TASK 1: TRANSPORTATION DEMAND MANAGEMENT STRATEGY

1. Complement the parking analysis with the formulation of a transportation demand management plan— To reduce anticipated parking demand and increase access to the site through alternative modes of transportation.
2. Identify and expound modern TDM best practices that include building management strategies, utilizing already-established schemes, and building TDM into the development site.
3. Identify opportunities where established and future businesses and organizations can incentivize TDM strategies as to minimize demand for parking.
4. Explain and recommend specific action items that could be integrated into the development that would decrease the need and desire for automobiles on site, citing examples.
5. Prepare and issue a draft memorandum.

TASK 2: RESIDENTIAL PARKING PERMIT PROGRAM ANALYSIS

1. Confirm task objectives with appropriate representative(s).
2. Research and report on City of Cincinnati's history and current practices relative to residential parking permits (RPP).
3. Provide recommended approach for potential addition of residential parking permit program for those neighborhoods impacted by current land uses and proposed developments. Provide written description of how the residential parking permit program works and the steps needed to create one in the subject area, if necessary or desired.
4. Detail pros and cons of the ranges or variations of RPP and how they might impact the surrounding neighborhoods and businesses.
5. Summarize findings and recommendations in a draft report as part of Task 1 and email to representative(s) for review and comment.
6. If and as appropriate, amend draft report and create a final report. Email final report.

TASK 3: PARKING NEEDS ANALYSIS - SUPPLEMENTAL DATA COLLECTION AND REPORT UPDATE

1. Perform a parking space occupancy count survey within the study area on a typical weekday. Counts will include late morning, mid-day, and evening counts; specific times will be established. This will be on a mutually-agreeable day this fall after school starts up. We will update the parking needs analysis report that was issued in July of 2019.

MEETINGS

We have included up to one (1) trip to Cincinnati, Ohio to participate in an open discussion of potential options with the respective parties. Walker is able to present the report and answer questions related to our analysis. Additional trips, if requested, will be considered an additional service.

SCHEDULE

The timeline for the District at Clifton Heights re-development parking assessment shall begin upon receiving a fully-executed professional services agreement.

Walker's efforts for development of a draft parking study memorandum can be provided within an 8-week schedule, pending receipt of approval.

Sincerely,

WALKER CONSULTANTS



John Gettings
Analyst



John W. Dorsett, AICP, CPP
Senior Vice President

Enclosures: General Conditions of Agreement for Consulting Services

AUTHORIZATION

Trusting that this meets with your approval, we ask that you sign in the space below to acknowledge your acceptance of the terms contained herein, and to confirm your authorization for us to proceed. Please return one signed original of this agreement for our records.

CLIFTON HEIGHTS COMMUNITY URBAN REDEVELOPMENT CORPORATION

Accepted by (Signature) _____

Printed Name _____

Title _____

Date _____

CUF NEIGHBORHOOD ASSOCIATION

Accepted by (Signature) _____

Printed Name _____

Title _____

Date _____

TRINITAS VENTURES

Accepted by (Signature) _____

Printed Name _____

Title _____

Date _____

SERVICES

Walker Consultants (“Walker”) will provide the CLIENT professional services that are limited to the work described in the attached letter (“the services”). Any additional services requested will be provided at our standard hourly rates or for a mutually agreed lump sum fee. The services are provided solely in accordance with written information and documents supplied by the CLIENT, and are limited to and furnished solely for the specific use disclosed to us in writing by the CLIENT. No third-party beneficiary is contemplated. All documents prepared or provided by WALKER are its instruments of service, and any use for modifications or extensions of this work, for new projects, or for completion of this project by others without Walker’s specific written consent will be at CLIENT’s sole risk.

PAYMENT FOR SERVICES

Walker will submit monthly invoices based on work completed plus reimbursable expenses. Reimbursable expenses will be billed at 1.15 times the cost of travel and living expenses, purchase or rental of specialized equipment, photographs and renderings, document reproduction, postage and delivery costs, long distance telephone and facsimile charges, additional service consultants, and other project related expenses. Payment is due upon receipt of invoice. If for any reason the CLIENT does not deliver payment to WALKER within thirty (30) days of date of invoice, Walker may, at its option, suspend or withhold services. The CLIENT agrees to pay Walker a monthly late charge of one and one half percent (1½%) per month of any unpaid balance of the invoice.

STANDARD OF CARE

Walker will perform the services in accordance with generally accepted standards of the profession using applicable building codes in effect at time of execution of this Agreement. Walker’s liability caused by its acts, errors or omissions shall be limited to the fee or \$10,000, whichever is greater.

Any estimates or projections provided by Walker will be premised in part upon assumptions provided by the CLIENT. Walker will not independently investigate the accuracy of the assumptions. Because of the inherent uncertainty and probable variation of the assumptions, actual results will vary from estimated or projected results and such variations may be material. As such, Walker makes no warranty or representation, express or implied, as to the accuracy of the estimates or projections.

PERIOD OF SERVICE

Services shall be complete the earlier of (1) the date when final documents are accepted by the CLIENT or (2) thirty (30) days after final documents are delivered to the CLIENT.