



## CITY OF COMMERCE AGENDA REPORT

Item No. **3**

**TO:** Traffic Commission

**SUBJECT:** 7158 Watcher Street Blue Curb Request

**MEETING DATE:** July 12, 2023

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### RECOMMENDATION:

It is recommended to deny the applicant's request for a blue curb due to the applicant not meeting the criteria set by the Blue Curb Policy as the property has existing parking on-site. If the Blue Curb request is denied by the Traffic Commission, the request may be appealed by the applicant to the City Council by submitting their request for appeal in writing to the City Clerk's Office within 14 calendar days from date of denial

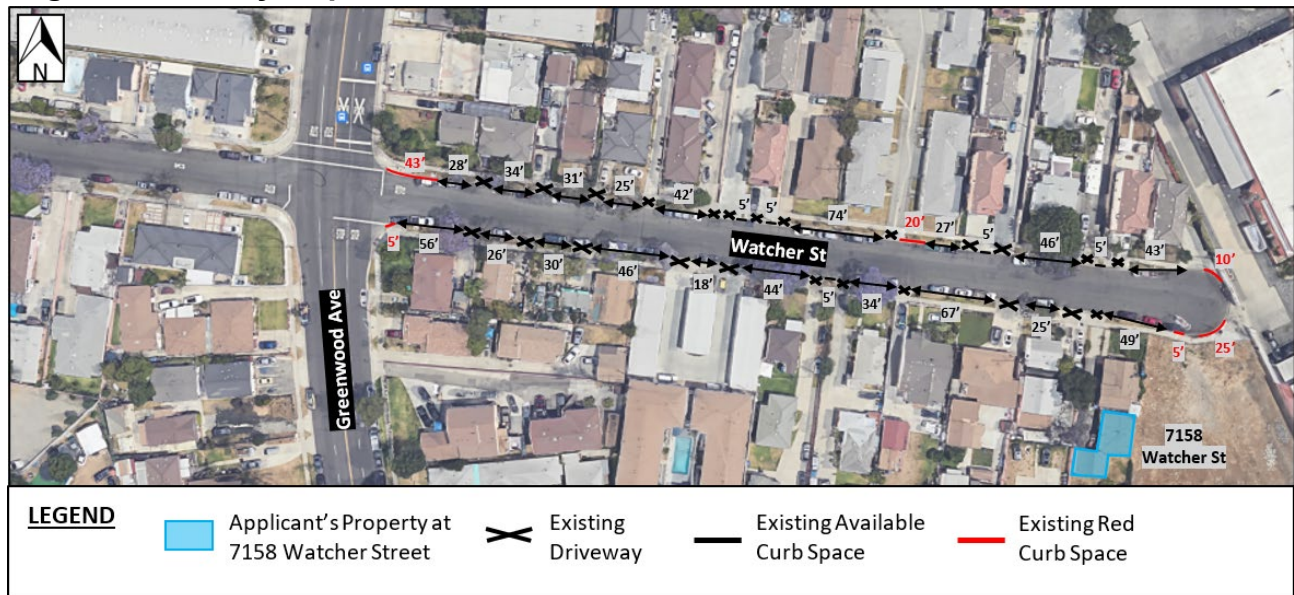
### BACKGROUND:

The City of Commerce received an application from a resident at 7158 Watcher Street, a multi-family residence, requesting an on-street physically challenged accessible parking space (blue curb) to be installed in front of their residence. The resident Omar Muñoz requests that City staff look at existing on-street parking conditions to see if his request for a blue curb could be granted. The application was evaluated following the Screening Criteria, which the property did not meet, and a letter denying the resident's request was sent on June 7, 2023 due to the resident's property having a driveway and garage on-site with parking available. The applicant mailed in a Request to Appeal to Traffic Commission, which can be seen in Attachment 3, stating that the parking on-site is reserved solely for the property at the back, and he does not have permission to park on-site. The applicant was informed that since the location is on a public street that if the City were to install a blue curb it would be available to anyone who has a placard and is not a designated parking space for the applicant. Mr. Muñoz submitted the required blue curb request application along with the required signatures of the neighboring residents, which can be seen in Attachment 1.

Property Facts	Explanation
Request Address Location	7158 Watcher Street
Property Type per LA County Assessor Map	Multi-Family Residential
Number of Units per LA County Assessor Map	2 units (combined with 7160 Watcher St)
Land Use	Medium Multiple Residential

<b>Speed Limit</b>	25 mph
<b>Street Width</b>	40' (feet)
<b>Driveway (Width/Length)</b>	The Driveway is approximately 35'x16' + 64'x10'
<b>Lane Geometrics</b>	1 lane in each direction
<b>Alley</b>	No
<b>Number of Vehicles in Household</b>	1
<b>Number of available parking spaces on property</b>	Approximately 8 parking spaces available on site
<b>Can the driveway be used for access by the disabled person's vehicle?</b>	Yes
<b>Street Parking Availability</b>	Parking on both sides of the street
<b>On-site Parking Availability</b>	Yes
<b>Garage</b>	2 car garage available
<b>Reason for Request</b>	The applicant is requesting a blue curb space because he has a medical condition that makes it difficult for him to walk long distances and he states that he is not allowed to use the parking available on-site.

**Figure 1: Vicinity Map**



## ANALYSIS:

To process an application for blue curbs, an applicant must complete and submit a "Resident On-Street Blue Curb Request Form" application available at the City, please refer to Attachment 1 for the application. Each application will be reviewed following the screening criteria on a case-by-case basis and at the discretion of the Traffic Commission in a two-step process as follows:

Applicants are required to fill out and submit the “Resident On-Street Blue Curb Request Form” application available at the City, please refer to Attachment 1 for the application. This serves as an initial screening tool for applicants based on 9 criteria, if YES is answered to any of the questions listed below (questions 1 through 9 in the application) the request for a blue curb will be denied and not brought before the Traffic Commission, except for Question 9 where it meets the exceptions outlined in the section “Exceptions” of the Policy. The applicant may dispute the decision by submitting a “Request to Appeal to Traffic Commission” form.

**Screening Criteria Questions 1 through 9:**

1. Does the request property have a driveway? (Yes)
2. Can at least one vehicle park in the driveway? (Yes)
3. Does the request property have a garage or carport? (Yes)
4. Does the request property have access to a back alley where a car can park inside the property or along the alley? (No)
5. Is there an existing blue curb within 1 block that can be used? (No)
6. Is this request for an apartment with 5 or more units? (No)
7. Does the request property have on-site parking? (Yes)
8. Is this request for bus or van pick up use? (No)
9. Is this request for a business or commercial property? (No)

The applicant does not meet the criteria set forth by the Blue Curb Policy as the property has existing parking on-site. Although the property does have a parking on site, the resident has stated that the parking on-site is reserved solely for the property at the back, and he does not have permission to park on-site.



**Figure 2: View of the front area of the applicant's residence.**



**Figure 3. Map of Properties Where Signatures Were Collected.**



The applicant collected signatures from neighboring properties as indicated by a red dot above. Applicant's residence is indicated by a red star.

**ALTERNATIVES:**

1. Approve staff recommendation
2. Reject staff recommendation
3. Provide staff with further direction

**FISCAL IMPACT:**

No fiscal impact if the Traffic Commission does not approve the installation of the disabled blue curb parking space. If the Traffic Commission approves the installation, the lump sum cost of painting the curb blue and installing the disabled person sign next to the blue curb is approximately \$800.

**Respectfully submitted,**

Gina Nila,  
Director of Public Works

**Recommended & prepared by:**

Traffic Engineering

**ATTACHMENTS:**

1. 27158 Watcher St Blue Curb Request Completed Application
2. Valid Disabled Person Placard Identification Receipt and Driver's License
3. Request to Appeal to Traffic Commission

## Attachment 1: Completed Application (1 of 4)



### Public Works Department

#### RESIDENT ON-STREET BLUE CURB REQUEST FORM

Applicant Name: OMAR A. Muñoz Print Name Date: 04/27/2023  
Phone Number: 562-650-7778 Email: munoz\_9@yahoo.com  
Address of Request: 7158 Watcher St. Commerce, CA 90040

Are you a tenant or owner of your residence? ☒ Tenant or ☐ Owner

If tenant, is the property owner aware of this request? ☒ Yes or ☐ No

Who is the parking space for? ☒ Self ☐ Child ☐ Spouse ☐ Parent ☐ Other

If other please specify: \_\_\_\_\_

Please clearly mark **Yes** or **No** to the questions listed below to determine if your property is eligible for blue curb evaluation:

1. Does the request property have a driveway? ☐ Yes or ☒ No
2. Can at least one vehicle park in the driveway? ☐ Yes or ☒ No
3. Does the request property have a garage or carport? ☐ Yes or ☒ No
4. Does the request property have access to a back alley where a car can park inside the property or along alley? ☐ Yes or ☒ No
5. Is there an existing blue curb within 1 block that can be used? ☐ Yes or ☒ No
6. Is this request for an apartment with 5 or more units? ☐ Yes or ☒ No
7. Does the request property have on-site parking? ☐ Yes or ☒ No
8. Is this request for bus or van pick up use? ☐ Yes or ☒ No
9. Is this request for a business or commercial property? ☐ Yes or ☒ No

*If you answered YES to any of the questions (1-9) the request for a blue curb will be denied and not brought before the Traffic Commission, except for Question 9 where it meets the exceptions outlined in the section "Exceptions" of the Policy. You may dispute the decision by appearing in person at the next Traffic Commission Meeting.*

*If you answered NO to all questions (1-9) please submit this request to the building and safety counter, you will be contacted by Traffic Commission staff for subsequent information needed for Traffic Commission evaluation.*

*I certify that the answers to the questions contained in this Application Form are true and correct to the best of my knowledge. I understand that on-street disabled persons parking spaces (blue curb) is available for use by anyone possessing a valid disabled Person's placard and/or Disabled Person's license plate issued by the DMV, and is not a reserved parking space for the applicant.*

Applicant's Signature: Omar A. Muñoz Date: 04/27/2023

2535 Commerce Way | Commerce, CA 90040 | [www.ci.commerce.ca.us](http://www.ci.commerce.ca.us) | (323) 722-4805

Ver 2020.01



## Attachment 1: Completed Application (2 of 4)



### City of Commerce Public Works Department

#### Application for On-Street Physically Challenged Accessible Parking Space (Blue Curb)

**Applicant Information (Holder of a California Disabled Person Parking Placard):**

Name: OMAR A. Muñoz Phone No.: 562-650-7778  
Address: 7158 Watcher St City: Commerce Zip Code: 90040  
E-mail Address: munoz\_g@yahoo.com

**Representative for the applicant (usually a family member):**

Name: \_\_\_\_\_ Phone No.: \_\_\_\_\_  
Address: \_\_\_\_\_ City: \_\_\_\_\_ Zip Code: \_\_\_\_\_  
E-mail Address: \_\_\_\_\_

Accessible Parking Space (Blue Curb) Address: 7158 Watcher St., Commerce, CA 90040

**NOTE:** If the Blue Curb location is not in front of the applicant's residence, but at a neighboring residence, then the attached Application Addendum must be completed.

Are you the property owner or tenant of the residence in which the proposed blue curb will be placed?

☐ Property Owner ☒ Tenant

**NOTE:** If the applicant is a tenant, then the property owner must be notified by completing the attached Application Addendum.

Who is the parking space for?: ☒ Applicant (Self) ☐ Child (name): \_\_\_\_\_  
Check all that apply: ☐ Parent (name): \_\_\_\_\_

Vehicle License Number: \_\_\_\_\_ (Note: Only if Vehicle has a Disabled Person's License Plate)  
Valid Disabled Person's Placard Number: 106120 A Expiration Date: 6/30/2025

Identification Provided: ☒ Resident Activity Card  
(Current & Valid) ☒ California Driver's License or ☐ California I.D. Card

Why do you need an on-street physically challenged accessible parking? (Check all that apply):

☒ Medical Condition ☐ Wheelchair Bound ☒ Cannot walk far (or limited mobility)  
☐ Must use cane or walker ☐ Other (please explain): \_\_\_\_\_

Do you currently drive? ☒ Yes ☐ No

Number of vehicles in household or at this address: 1 Operating \_\_\_\_\_ Non-operating (or stored)

Number of available parking spaces on property: 0 Garage 0 In driveway/Carport

**Attachment 1: Completed Application (3 of 4)**



**City of Commerce  
Public Works Department**

**Application for On-Street Physically Challenged Accessible Parking Space (Blue Curb)**

Please answer the following questions to help us determine feasibility of your request:

1. Can your driveway be used for access by the physically challenged person's vehicle?  
☐ Yes    ☒ No    If not, why? There is no driveway only curbside
2. Is there an existing on-street physically challenged accessible parking space in close proximity that you can use? If so, where is it located?  
☐ Yes    ☒ No    If so, please give location: \_\_\_\_\_ Address \_\_\_\_\_
3. Is there any other information you would like to provide?  
\_\_\_\_\_

**NOTE:** The neighbors around the applicant must be notified that a new blue curb may be placed at the applicant's residence. Please have five (5) of the applicant's neighbors fill out the attached petition. If the applicant lives in an area where there are less than 5 neighbors, please note that on the petition. **IMPORTANT:** All the neighbors filling out the petition must live in the same block as the applicant.

\* \* \* \* \*

I certify that the answers to the questions contained in this Application Form are true and correct to the best of my knowledge and that I have read and understand the Policies and Procedures for On-Street Physically Challenged Accessible Parking Spaces.




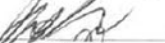

An on-street physically challenged accessible parking space is available for use by anyone possessing a valid Disabled Person's placard and/or Disabled Person's license plate issued by the California Department of Motor Vehicles (DMV) and is not a reserved parking space for the applicant.

Applicant's or Representative's Signature: Omara Menes Date: 04/27/2023

REVISED: 7/27/2022



## Attachment 1: Completed Application (4 of 4)

<b>Petition for On-Street Physically Accessible Parking Space (Blue Curb)</b>					
Requestor: <u>OMAR A. MUÑOZ</u> Blue Curb Location: <u>7158 Watcher St</u> Date: <u>04/27/2023</u>					
<b>NOTE:</b> Petition signers MUST (1) be neighboring residents, (2) live on the same block as the applicant, and (3) NOT be family members who live at the applicant's residence. Minimum requirement: at least 5 neighbors need to sign. If there are not 5, please note that on this petition.					
Print Name	Signature	Address	Date	Phone No.	E-mail Address
Vanessa Enriquez		7160 Watcher St. Commerce, Ca. 90040	4/25/23	(562) 927-7039	dodgerchick15@yahoo.com
Juan Robles		7163 Watcher	4/28/23	(562) 644-6372	Rad5499@charter.net
Elsa V. V...		7156 Watcher	4-30-23	373 470-53-18	OVingonfina@att.net
...		7157 Watcher St	4-30-23	650 740 1527	simy131119@aol.com
WENDY HERNANDEZ		7128 S. WATCHER ST Commerce, Ca. 90040	5-1-23	(323) 616-5696	WENDY20282@gmail.com
<b>NOTE TO PETITION SIGNERS:</b> The above requestor is applying to the City of Commerce for a Blue Curb parking space at the above location. If you approve, please fill out the above information. If you disapprove, you may contact the City of Commerce for more information at (323) 722-4805, ext. 4451.					
<b>Field Investigation (Office Use ONLY – Do NOT fill out)</b>					
Date: _____		Investigator: _____			
Driveway Measurements: _____					
Field Observations: _____					
Recommendations: _____					
Signature: _____		Date: _____			
<b>Traffic Commission Action (Office Use ONLY – Do NOT fill out)</b>					
Meeting Date: _____					
Action Taken: _____					
Comments: _____					

## Attachment 2: Valid Disabled Person Placard Identification Card and Driver's License

  
A Public Service Agency  
\*\*\*CUSTOMER RECEIPT COPY\*\*\*

EXPIRES: 06/30/2025

\*\*\* D I S A B L E D   P E R S O N   P L A C A R D \*\*\*

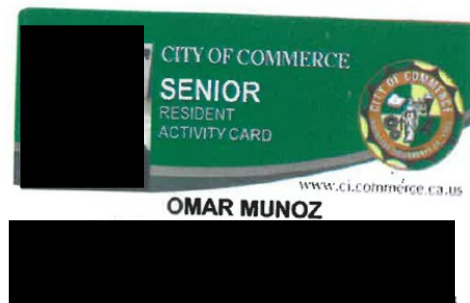
PLACARD NUMBER: 106120A   PIC: 1   TV: 91   DATE ISSUED: 02/22/23  
MO/YR: EB

MUNOZ OMAR ALEXANDER  
7158 WATCHER ST   DT FEES RECVD: 02/18/23

COMMERCE   90040  
CA   CO: 19



E10 501 05 0000000 0010 PS E10 022223 N1 106120A



### Attachment 3: Request to Appeal to Traffic Commission



City of Commerce  
Public Works Department

PUBLIC WORKS DEPARTMENT

DATE RECEIVED:

***Request to Appeal to Traffic Commission***  
**Screening Phase Denial of a Disabled Blue Curb Parking Space**

**NOTE:** Per the *Policy and Procedures for On-Street Physically Challenged Accessible Parking Space*, you must file this appeal to the Public Works Department no later than fourteen (14) calendar days from the date of the denial letter.

Name of Person Requesting Appeal: OMAR A. Muñoz

Address: 7158 Watcher St.

City: Commerce Zip Code: 90040

Telephone: 562-650-7778

E-mail Address: munoza@yahoo.com

Identification Provided:  
(Current & Valid)

☐ Resident Activity Card

☐ California Driver's License or ☐ California I.D. Card

Reason for appeal:

The driveway is not 7158 Watcher St driveway but is for use  
solely by 7160 Watcher St; the house in the rear. I do not have  
permission to use or park there. The garage also belong to  
7160 Watcher St and not for 7158 Watcher St.

I hereby request an appeal to the Traffic Commission for reconsideration and to overturn the denial of my application, thereby granting me the disabled blue curb parking space for the location above.

I certify that the responses contained in this Application Form are true and correct to the best of my knowledge and that I have read and understand the *Policy and Procedures for On-Street Physically Challenged Accessible Parking Space*.

Requestor's Signature: Omar A. Muniz Date: 6/12/2023

\* \* \* \* \*

**NOTE:** You will be notified of the next Traffic Commission meeting in which this appeal will be heard. You will be invited to attend the Traffic Commission meeting to express your views.