



P. O. Box 1218 ■ 121 Main Street
Buda, TX 78610
(512) 312-0084

MEMORANDUM

To: Brian LaBorde
From: Bryce Cox
Date: July 1, 2013
Subject: Whispering Hollow Parking Survey Results

Brian,

The Whispering Hollow Parking Survey was very successful and recorded 97 responses. With just over 725 lots in the Whispering Hollow Subdivision the responses account for roughly 13% of the area. The following chart shows the results of the survey parking questions:

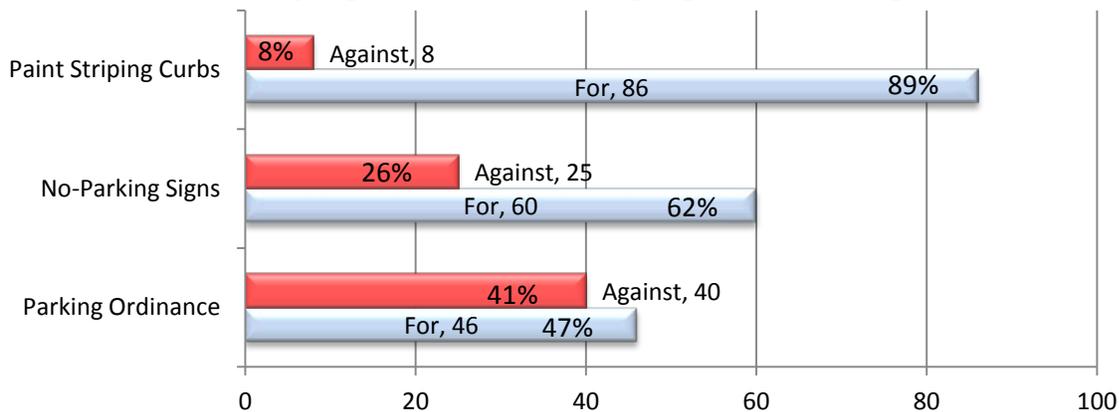
Question	For	Neutral	Against
3. Would you agree that on-street parking causes access problems, particularly for emergency vehicles?	Yes 71 (73%)	16 (16%)	No 11 (11%)
4. Would you support the City adding paint striping on curbs to limit parking within 30-feet of stop signs?	86 (89%)	3 (3%)	8 (8%)
5. Would you support the City adding "No Parking Signs" within 30-feet of stop signs?	60 (62%)	12 (12%)	25 (26%)
6. Would you support the City adding additional paint striping not only on curbs to limit parking within 30-feet of stop signs but also to other areas of concern within the Whispering Hollow Subdivision such as the intersection at Ghost Creek and Wildhorse Creek even if it prevented you from parking in front of your house?	76 (78%)	12 (12%)	9 (10%)
7. Would you support the City adding additional "No Parking Signs" not only within 30-feet of stop signs but also to other areas of concern within the Whispering Hollow Subdivision such as the intersection at Ghost Creek and Wildhorse Creek even if it meant it prevented you from parking in front of your house?	59 (61%)	18 (18%)	20 (21%)
8. Would you support the City passing an ordinance limiting parking to only one side of the street?	46 (47%)	11 (12%)	40 (41%)



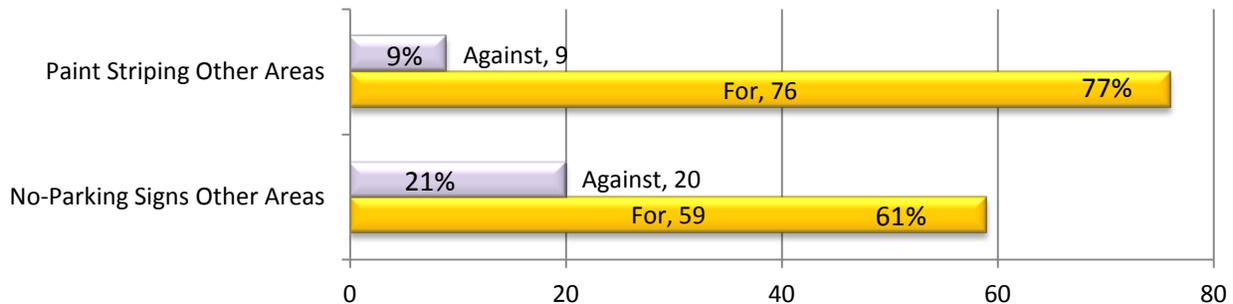
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The survey respondents generally agree that on-street parking is causing access problems. The following graphs show the combined responses of questions 4,5,8 and 6,7 for putting up no parking signs versus paint striping curbs versus a parking ordinance.

Paint Striping Curbs, No-Parking Signs or Parking Ordinance



No Parking in Areas Other than Before Stop Signs

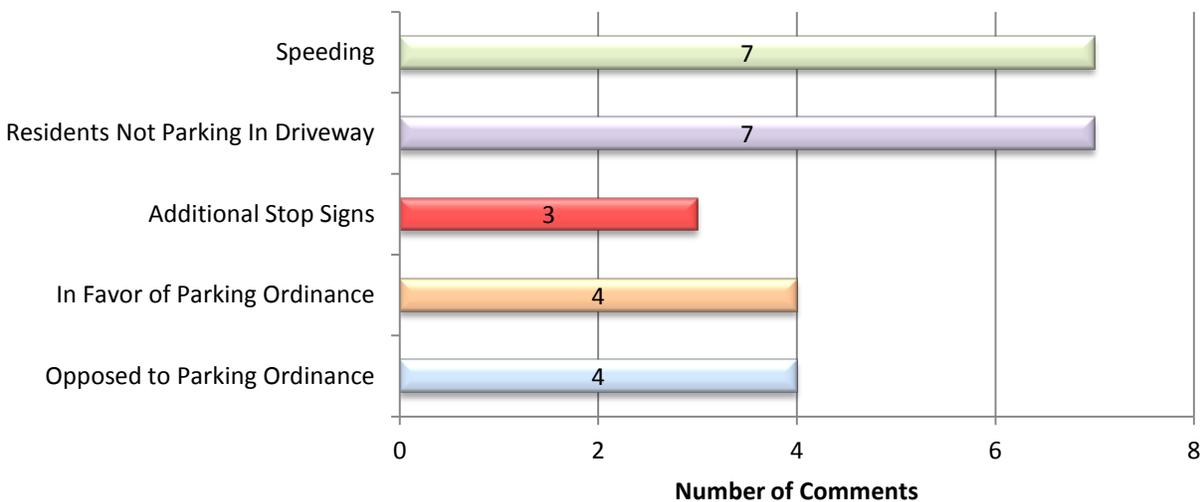


The results show that paint striping curbs is more preferable to putting up no parking signs both before stop signs and in other areas of concern. An ordinance that limits parking to one side of the street is had the most opposition and least support. Additionally the ordinance was a popular topic of discussion in the “additional comments” portion of the survey.



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Issues Discussed in Comments



The final question asked for any additional comments. Of the 98 respondents, 42 left additional comments. 8 respondents expanded on their views of a parking ordinance that limited on-street parks. It was equally divided with 4 comments in favor of limiting parking and 4 comments opposed. The comments brought up some additional topics of concern among the residents. Speeding was mentioned in 7 comments as being a problem and it was proposed both in the public input meeting and the comments that some residents are parking on the street as a way to slow through traffic. 7 respondents also commented that people need to be parking in their driveways and garages. 3 respondents commented that additional stop signs should be added to the neighborhood.

9. How do you like to hear about or receive City of Buda information? (Check as many as you would like.)		
Answer Options	Response Percent	Response Count
Googlegroup email	74%	70
HOA newsletter	53%	50
Hays Free Press	41%	39
City Website	38%	36
Utility Billing	34%	32
City Facebook	22%	21
City's Electronic Message Board at Main St. and Old San Antonio Rd.	16%	15
If not listed above, please provide any other:	4%	4



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Question #9 asked how the respondent would like to receive information about the City in the future. The top responses were; 1.Googlegroup email , 2.HOA newsletter , 3.Hays Free Press. The City's Facebook page response received 21 responses. The City should continue to improve its use of social media, which can be a very useful tool for dispensing information and soliciting input.

Whispering Hollow Public Meeting Questions			
1. Did you attend the public meeting at Elm Grove Elementary School on May 23rd?	Yes		No
	13		83
2. How useful was the information presented in the meeting?	Valuable	Neutral	No Value
	8	5	0

Overall I feel that this survey was effective at capturing the neighborhoods opinions on this issue. The participation in the survey was 5 times greater than the public input meeting, 97 survey respondents versus 19 meeting attendees. Attached to the end of this memo are copies of the survey and the additional comments left by survey respondents. Please let me know if you need any additional information from the survey results.

Respectfully,

Bryce Cox
Intern, City of Buda

ATTACHMENTS: Exhibit 1: Whispering Hollow On-Street Parking Survey
Exhibit 2: Question #10 Additional Comments

Exhibit 1

Whispering Hollow On-Street Parking Survey

1. Did you attend the Public meeting at Elm Grove Elementary School on May 23rd?

YES No

2. If yes, how useful was the information presented?

No Value Extremely Valuable
1 2 3 4 5

3. Would you agree that on-street parking causes access problems, particularly for emergency vehicles?

Not a Problem Very Problematic
1 2 3 4 5

Refer to picture for following question



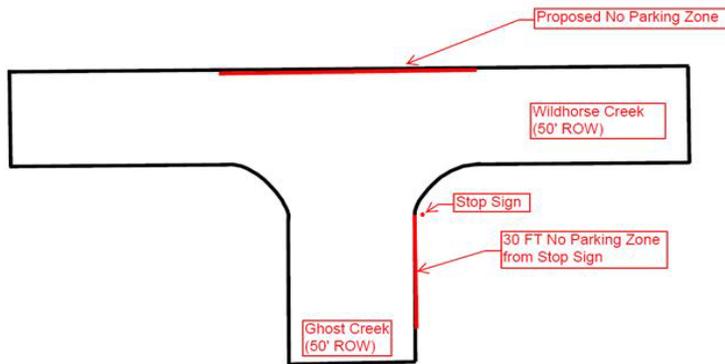
4. Would you support the City adding paint striping on curbs to limit parking within 30-feet of stop signs? (as seen in picture above)

Do Not Support Very Supportive
1 2 3 4 5

5. Would you support the City adding “No Parking Signs” within 30-feet of stop signs?

Do Not Support Very Supportive
1 2 3 4 5

Please refer to the picture for the following two questions.



6. Would you support the City adding additional paint striping not only on curbs to limit parking within 30-feet of stop signs but also to other areas of concern within the Whispering Hollow Subdivision such as the intersection at Ghost Creek and Wildhorse Creek (see picture above) even if it prevented you from parking in front of your house?

Do Not Support 3 4 Very Supportive
 1 2 3 4 5

7. Would you support the City adding additional “No Parking Signs” not only within 30-feet of stop signs but also to other areas of concern within the Whispering Hollow Subdivision such as the intersection at Ghost Creek and Wildhorse Creek (see picture above) even if it meant it prevented you from parking in front of your house?

Do Not Support 3 4 Very Supportive
 1 2 3 4 5

8. Would you support the City passing an ordinance limiting parking to only one side of the street?

Do Not Support 3 4 Very Supportive
 1 2 3 4 5

9. How do you like to hear about or receive City of Buda information? (Check as many as you would like.)

- City Facebook
- City Website
- Utility Billing
- Hays Free Press
- City's Electronic Message Board at Main St. and Old Sanantonio Rd.
- Googlegroup email
- HOA newsletter

If not listed above, please provide any other: _____

10. What, if any, additional comments would you like to provide to the City on this issue?

Exhibit 2

Question #10 Additional Comments to Whispering Hollow On-Street Parking Survey

Street lights need to be brighter.

6/30/2013 3:03 PM

The parking problem is forcing us to move out of the neighborhood. I find it difficult to navigate through middle creek with the cars parked all over the place. I'm disappointed at the poor planning of this neighborhood.

6/28/2013 10:17 PM

While I was out of town last week I saw an ingenious type of speed bump! The town used the small white lane markers/reflectors laid/glued down as the speedbumps. They were the width and breadth of a regular speedbump. It slowed people down some and did not interfere with the vehicle in any way.

6/26/2013 7:16 PM

Needs to be done sooner rather than later.

6/22/2013 2:06 PM

It is very important that the City of Buda address the traffic issues in Whispering Hollow. It is a very large neighborhood that continues to grow and having been a resident for 6 years, the traffic problems have been getting worse as the neighborhood grows.

6/21/2013 11:41 AM

I live in Whispering Hollow and the parking is severely out of control. The other problem that combines with the parking is trash bins. Many homeowners leave their bins on the road side for days which is another obstacle that we must weave through to get in or out of the neighborhood. Had I known that the parking situation was like this I would never have spent over \$400k to live there.

6/19/2013 11:44 AM

Disagree with the proposed no parking zones. If the proposals are passed this will limit any parking by most houses. This means guests will have to walk further and try to find a parking place in the neighborhood. My house would be one that nobody could park at if any new rules are enacted. I think you need to address the problem areas with the residents in those areas. I see a lot of people who park on the street and their driveways are empty or have one car in them.

6/19/2013 8:21 AM

I do not know how you could enforce no street parking although I think it is safer but the driveways are too short to allow visitors to park in the driveway. I believe reminders to not park near the intersections is the most viable step to improving the concern for emergency vehicles.

6/18/2013 12:43 PM

25 mph speed limit signs within neighborhood, especially WH

6/18/2013 10:51 AM

Please change our neighborhood speed limit to 20 miles per hour and place children at play signs where appropriate. Thx

6/18/2013 6:58 AM

It's unfortunate that those who rarely park on the street when family is in town might be impacted by those who choose to do this regularly.

6/17/2013 3:52 PM

Parking in the street especially on Middle Creek is very problematic! It is very difficult to navigate in and out of the neighborhood with so many cars parking in the street daily. I am aware that if there is a party or family visiting it is necessary to park in the street but this is not the case. This would be the exception and understandable. I have lived in 4 different neighborhoods and have never experienced this before because the Homeowners by-laws stated there would be no parking in the street except when there was company or a party. I feel very strongly that this is a safety issue as well as an issue that hurts the resale of homes in our community. I hope this can be resolved before an accident or an emergency vehicle is delayed. Thank you for taking the time to bring resolution to the very important matter.

6/17/2013 2:34 PM

The parking restrictions near STOP signs will definitely be useful But another major issue and danger zone is where Middle Creek curves towards the back of the community and people park on both sides of the street. That part of Middle Creek is a tragedy waiting to happen. The only solution there is to restrict parking on one side of the street

6/17/2013 12:06 PM

I think the issue of speeding on our neighborhood streets is tied to the parking and accessibility issue as well. I was once told, in our previous neighborhood, that street parking helps deter speeding. As such, I believe that both issues need to be addressed, especially because I reside on a street most notorious for speeding drivers. I would be inclined to continue allow street parking, with modifications necessary to allow for ease of emergency vehicle access, just to help reduce driving speeds.

6/17/2013 11:06 AM

Thank you for addressing this issue as it has gotten worse during our time in the neighborhood.

6/16/2013 9:20 PM

I think the current issues in WH neighborhood are compliance problems that should not require major investment or major inconveniences to law abiding citizens. Those who do not park correctly should be ticketed regularly--including those that do not park close enough to the curb. We should not add stops, speed bumps, signs, or other ugly marks on the neighborhood. Rather we should extract the problem through fines, fees, etc from those that cause them.

6/16/2013 8:32 AM

Empty or open parking in driveways with vehicles parked in street---Why? Why does it seem that people who park in street always live directly across the street from each other?

6/15/2013 4:19 PM

Anything you can do to assist is appreciated!

6/15/2013 1:00 PM

Spell-check your survey.

6/14/2013 6:17 PM

This neighborhood (WH) also has a problem with a LOT of people speeding. Any additional, random, police patrols would be very much appreciated.

6/14/2013 4:04 PM

I think parking should be limited to one side of the street only.....but don't alternate it every week as this will be confusing. Choose a side, paint the curb red and make it permanent.

6/14/2013 10:05 AM

I think it is also important that the sidewalks remain clear. Often, people park partially in the driveways, but also cover the sidewalk forcing my children to go into the street into potentially oncoming traffic when they walk or ride their bikes. I think it is a serious safety problem--even more so than parking in the street.

6/14/2013 9:16 AM

Parking is only one issue. Speed is an issue. We need more stop signs. One on the curve at wildcat draw. We need reduced speed limits, school zones, cross walks and posted speed limit signs.

6/14/2013 8:44 AM

Ideally ROW would be more like 60 ft (perhaps an ordinance for future developments would be helpful here). Please also consider action to prevent vehicles from blocking sidewalks (this is a major safety issue). Lastly, MORE 3- or 4-WAY STOP SIGNS, please (like intersection of Middle Creek & Lillie Robyn). Many thanks!

6/14/2013 8:41 AM

everyone should STOP at stop signs.

6/14/2013 8:31 AM

Our family experiences frustration on a daily basis because of road width issues, caused by numerous cars parked on the street. We park in our driveway, and we have three cars - houses have a driveway for a reason. I have heard various options are being considered by the city: 1) Parking on one side of street. This would offend the homeowners on the designated side of the street, and alternating sides would confuse the issue – which side/ which week. 2) Enforce no parking within 30-feet of an intersection. This would not correct the problem, as the intersections are not the only issue – the entire length of every street is the issue. 3) Widen the roads. This is not viable due to the cost involved. 4) No street parking. This option makes the most sense. The driveways should be large enough to hold 4 cars, and if not, the plans for the house and driveway should never have been approved. It then becomes an issue with the builder, not the homeowner. I have a question... why are the streets in the Elm Grove subdivision so much wider than those in Whispering Hollow?

6/14/2013 8:01 AM

Parking on the streets is only a problem at certain times during the day, mainly evenings, weekends, and school drop-off and pick-up times (in certain areas). During the day, the streets are pretty clear. I think some restricted parking in certain areas is a good idea, but limiting parking to only one side of the street all the time or no parking on the street at all will make this neighborhood unlivable.

6/14/2013 7:58 AM

Get people to park in their garage or driveway

6/14/2013 7:53 AM

I would vote to remove all parking. The only exception if people were having a party whig shouldn't be often so people should be off the street majority if the time. Our streets are too narrow. I am very supportive of all the suggestions on the survey but would like even more. No parking on the streets. It's so dangerous and not just on the locations listed in the survey. No 2 cars and drive normally on the street if one car is parked in the side of the street. But painting the no parking and no parking within 30 feet is better than nothing. People on my street mystic shadow use the street because they have too much in their garage and don't even park inside them. I vote to clean them out and park inside and park on your driveway!!!! Very angry resident.

6/14/2013 7:47 AM

Nobody is going to win with these solutions. It will be impossible to make everyone happy.

6/14/2013 7:41 AM

Enforce existing guidelines. Residents are to park in their driveways and garages - mark and ticket visitors who park in restrictive areas.

6/14/2013 7:36 AM

1. Residents need to park on their own property first - use the garage for vehicles (not storage) and the driveway (but don't block the sidewalk). Don't let the inconvenience of shuffling your own cars around become an inconvenience of your neighbors (it's your problem to deal with and not theirs). 2. If you can't/won't park in your own space, don't come park in front of MY home. I consider that space for me to use or not use. 3. Consider that even parking where a road turns 90 degrees presents a similar issue as places "within 30 feet of a stop sign". Congestion here is equally bad. 4. No need for additional laws/ordances/fines - people can do this without being told or forced. Public awareness and frequent conversation will motivate the community to do what it knows is best for itself.

6/14/2013 7:28 AM

I know it would be expensive, but if the strip of grass between the sidewalk and street were removed, then Middle Creek could be widen. That would ease most of the problems with Middle Creek. Since that is very expensive and not likely, the solutions addressed in this survey help. Personally, I don't know when garages became storage units and not places to put cars. If everyone would use their garage for their cars, a lot of this problem would go away. I think any new neighborhoods that are created should have an ordinance that does not allow their main street (such as Middle Creek) to be so narrow.

6/14/2013 7:14 AM

No permanent parking on the streets should be allowed. Streets too narrow.

6/14/2013 6:44 AM

Another concern is when there is an event at the WH City Park cars are parked on Coldwater Hollow and not in the provided parking lot. This makes it dangerous to drive along CWH. People coming off of Middle Creek cannot see the traffic on CWH. No Parking signs need to be put along the area on CWH. On the website for the park it needs to be stated to park in the lot and not in a subdivision.

6/14/2013 6:21 AM

speed limits are fine but street parking is major issue especially due to many who have more than enough room to put their cars or visitor cars in the driveway but refuse to do so. No parking on main through streets period

6/14/2013 1:04 AM

Extremely poor planning by the city. Even new parts of the subdivision still have narrow streets. The City needs to update the current city code to prevent narrow streets for future streets.

6/13/2013 11:59 PM [View respondent's answers](#)

Speeding is an issue that wasn't addressed!! Our kids are too precious and frankly some people just don't care. I would love, although in not a fan of, to see speed bumps or more stop signs along middle creek. Sometimes it's even hard to back out of my drive way because of how fast people are driving!

6/13/2013 11:46 PM

I believe there is a significant equity issue with a one side of the street parking ordinance. I also think it encourages street parking particularly when you can then park in front of someone else's house and walk across the street. I do not see how this would reduce the safety concerns of children playing in front of houses. I would have grave concerns with my children playing in the front with now additional cars that they would have to look around should we have a row of cars on our "side" of the street. I would strong oppose this proposal.

6/13/2013 10:51 PM

It is ridiculous the "chicken game" played in our neighborhood. Just 30 feet from intersection will not solve problem. I strongly believe in one side of street is best option

6/13/2013 10:49 PM

If you limit parking to only one side of the street in Whispering Hollow, then you better be ready to limit parking on every street within the city limits of the city of Buda. Fair is fair. I DO NOT support one side street parking at all !!! Treat everyone the same. Public streets should have public parking. A person should be able to park on the street in front of their home. Thank You

6/13/2013 5:01 PM

I find it ironic that the City leadership has basically created this problem from the beginning. The streets are too narrow because the decision was made to reduce impervious cover by narrowing the streets. So now the City is asking for our opinion on how to to fix a no-win situation. I am in favor of helping our first responders, but let's acknowledge the failures in planning also.

6/13/2013 1:34 PM