



City of Arts & Innovation

# Transportation Board

---

**TO: TRANSPORTATION BOARD** **DATE: MARCH 4, 2026**

**FROM: PUBLIC WORKS DEPARTMENT** **WARD: 5**

**SUBJECT: LARKIN COURT – ESTABLISHMENT OF A TIMED 2-HOUR PREFERENTIAL PARKING ZONE**

## **ISSUE:**

Consideration of establishment of a Timed 2-Hour Preferential Parking Zone (PPZ) on Larkin Court from Monroe Street to its easterly terminus.

## **RECOMMENDATION:**

That the Transportation Board recommends:

1. That the City Council approve the proposed establishment of a “2-Hour Parking between the hours of 8:00 p.m. to 6:00 a.m., except for residents with permits” Preferential Parking Zone (PPZ) on Larkin Court from Monroe Street to its easterly terminus.
2. That the City Council authorize the Public Works Department to implement a temporary conversion of Monroe St (frontage road) to one-way northbound between Ouida Drive and Monroe Street (arterial road) if deemed appropriate by the City Traffic Engineer during the course of the Ouida Drive and Larkin Court preferential permit parking zone establishment.

## **BACKGROUND:**

The City’s Preferential Parking Program is a neighborhood-driven program which enables eligible residential neighborhoods continually impacted by outside parking sources to pursue establishment of Preferential Parking Zones (PPZs). PPZs limit the impacts of outside source parking and increase availability of on-street parking for residents by providing permits to residents and their guests and requiring that a valid permit be displayed in vehicles parked on street within the PPZ during restricted days and times.

Establishment of a PPZ requires submission of a petition from immediately impacted residents showing support from a minimum of seventy-five percent (75%) of residents for the proposed PPZ. Once petition criteria have been met, the proposal is scheduled for consideration by the Transportation Board which makes a recommendation to the City Council regarding the matter.

## **DISCUSSION:**

The Public Works Department received a petition showing support by seventy-five percent (75%) of residents (9 of 12) on Larkin Court from Monroe Street to its easterly terminus requesting establishment of a “2-Hour Parking between the hours of 8:00 p.m. to 6:00 a.m., except for residents with permits” Preferential Parking Zone (PPZ).

Residents indicate that outside source parking on Larkin Court (predominantly from the nearby Lorraine Terrace Apartments located on Monroe Street north of Ouida Drive) limits the availability of on-street parking opportunities for residents and their guests, impacts placement of their trash cans, creates difficulties with ingress / egress from their properties due to parking close to or blocking residential driveways, generates noise during late night and early morning hours, litter / trash debris being left by those parking on their block, and results in 72-Hour, red curb, blocking of driveways, and fire hydrant related parking violations.

Monroe Street, abutting the Lorraine Terrace Apartments, has a No Parking Entire Block restriction on the west side of the street due to the limited roadway width and thus, limits on-street parking availability to the east side of the street only.

On the January 27, 2026 City Council Meeting, the Council approved the establishment of a “No Parking between the hours of 4:00 p.m. to 10:00 a.m. except for residents with permits” Preferential Parking Zone (PPZ) on Ouida Drive from Monroe Street to Shelby Drive.

If the proposed permit parking zone is approved on Larkin Court, then overflow parking from the Lorraine Terrace Apartments will be displaced further south on Monroe Street, south of Ouida Drive and south of Larking Court.

Establishment of the proposed Preferential Parking Zone (PPZ) on Larkin Court would allow for short-term 2-hour parking while restricting longer term outside source parking during peak 8:00 p.m. to 6:00 a.m. hours. The proposed PPZ would also provide residents and their guests with reasonable access to on-street parking on Larkin Court during peak on-street parking times. The proposed Timed PPZ would allow for unrestricted parking (with the exceptions of posted street sweeping restrictions, red curb, fire hydrants and all other Riverside Municipal Code (RMC) and California Vehicle Code (CVC) regulations) outside of the posted PPZ restricted time frame.

## **FISCAL IMPACT:**

The cost of sign fabrication and installation is estimated to be \$300. Funding is available in the existing Public Works Department budget, Signing Supplies account number 4110100-424143, to cover this cost.

Prepared by: Philip Nitollama, City Traffic Engineer  
Approved by: Nathan Mustafa, Interim Director of Public Works Department  
Certified as to  
Availability of funds: Julie Nemes, Finance Director  
Approved by: Kris Martinez, Assistant City Manager

Approved as to form by: Rebecca McKee-Reimhold, Interim City Attorney

Attachments:

1. Site Map
2. Aerial Map
3. Presentation